

**Financial Statements  
for period ended  
January 31, 2025  
(Preliminary)**

**Harris Central Appraisal District  
Consolidated Balance Sheet  
January 31, 2025**

Assets:

Texpool Investment		27,243,968.00
Petty Cash		1,600.00
Flex Plan Deposit		9,869.02
Texpool-Restricted Operating Reserve		17,144,699.15
Texpool-Blue Cross		8,875,295.68
Cash-INSURANCE-Frost Bank		730,554.60
Cash-EFTPS-Frost Bank		6,917.95
Cash in Bank- Frost Bank		12,393,343.74
Assessments Receivable		(55,868.95)
Other Accounts Receivable		32,040.14
Employees Receivable		8,179.62
Accounts Receivable-Rendition Penalties		3,331,378.27
Allowance-Rendition Penalties		(2,301,649.25)
Fixed Assets:		
Furniture, Fixtures & Equipment	444,284.04	
Less: Accumulated Depreciation	(394,814.46)	
Computer & Peripherals	6,557,244.33	
Less: Accumulated Depreciation	(5,862,066.20)	
Geographical Information System	6,030,075.00	
Vehicles	172,513.92	
Less: Accumulated Depreciation	(160,062.44)	
Land	2,335,000.00	
Building	20,121,136.40	
Less: Accumulated Depreciation	(7,340,211.55)	
Work in progress - building capital projects	1,157,903.76	
Total Fixed Assets		23,061,002.80
Amount Provided for Accrued Vacation		4,589,238.74
Total Assets		95,070,569.51

Liabilities & Fund Balance:

Accounts Payable		2,467,640.87
Accrued Vacation Payable		4,589,238.74
Accrued Comp. Payable		1,378,904.76
Revenues Collected in Advance		18,395,314.52
Investments in General Fixed Assets		23,061,002.80
Deferred Revenue-Rendition Penalties		1,029,729.02
Fund Balance:		
Assigned for:		
Prior Years Encumbrances	1,241,454.49	
Insurance	9,313,452.60	
Major Repairs and Rehabilitation Projects	7,404,486.64	
Operating Reserve	17,144,699.15	
2025 Budget Reserve	1,000,000.00	
Unrestricted Fund Balance	8,112,023.34	
2025 Transactions to Date	(67,377.42)	
Total Fund Balance		44,148,738.80
Total Liabilities & Fund Balance		95,070,569.51

**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**January 31, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
<b>Salaries &amp; Wages Related</b>				
5000: ARB Board Members	3,081,000	0	27,546	3,053,454
5000: Overtime	698,001	0	18,720	679,281
5000: Part-Time Seasonal Wages	485,880	10,700	16,478	458,702
5000: Salaries & Wages Net	53,023,049	0	4,221,470	48,801,579
<b>Total Salaries &amp; Wages Related</b>	<b>57,287,930</b>	<b>10,700</b>	<b>4,284,213</b>	<b>52,993,017</b>
<b>Employee Benefits Related</b>				
5100: FICA Medicare	830,676	0	60,323	770,353
5100: Group Dental Insurance	282,678	0	(838)	283,516
5100: Group Health Insurance	10,336,484	0	524,025	9,812,459
5100: Group Life & LTD Insurance	188,026	0	19,490	168,536
5100: Group Vision Insurance	77,328	0	3,594	73,734
5100: Retirement	9,121,836	0	968,365	8,153,471
5100: Social Security	221,147	0	2,729	218,418
5100: Unemployment Insurance	244,618	0	62,626	181,992
5100: Workers Compensation Ins	100,925	0	73,884	27,041
<b>Total Employee Benefits Related</b>	<b>21,403,718</b>	<b>0</b>	<b>1,714,199</b>	<b>19,689,519</b>
<b>Office and Field Operations</b>				
5200: Appraisal Supplies	15,380	0	0	15,380
5200: Security Services	395,000	116,627	25,443	252,930
5200: Online Subscription	349,829	361,370	108,617	(120,158)
5200: Communications Services	399,585	168,061	29,536	201,988
5200: Copier, Supplies & Maint	114,350	50,926	885	62,539
5200: Education Travel & Expenses	335,522	0	717	334,805
5200: Employee Recognition Activities	60,000	6,676	3,289	50,035
5200: Field Travel, Vanpool & Other	468,620	0	6,623	461,997
5200: Mapping Reproduction & Supplies	3,250	0	0	3,250
5200: Office Equipment Maint	52,200	0	3,828	48,372
5200: Office Supplies	166,574	6,364	3,570	156,640
5200: Paper, Computer Stock	65,000	34,213	2,569	28,218
5200: Photocopier Leases	143,200	36,540	0	106,660
5200: Postage, Mailing & Handling	3,153,042	611,500	151,499	2,390,043
5200: Printing, Forms & Stationery	28,400	23,372	108	4,920
5200: Prof Registration Dues	90,000	3,434	79,002	7,564
5200: Public Notice Advertising	18,000	821	803	16,376
5200: Records Storage & Supplies	25,000	12,751	622	11,628
5200: Seminars & Other Tuition	422,331	3,806	28,029	390,496
5200: Vehicle Gasoline & Maint	34,000	10,000	0	24,000
<b>Total Office and Field Operations</b>	<b>6,339,283</b>	<b>1,446,461</b>	<b>445,138</b>	<b>4,447,684</b>

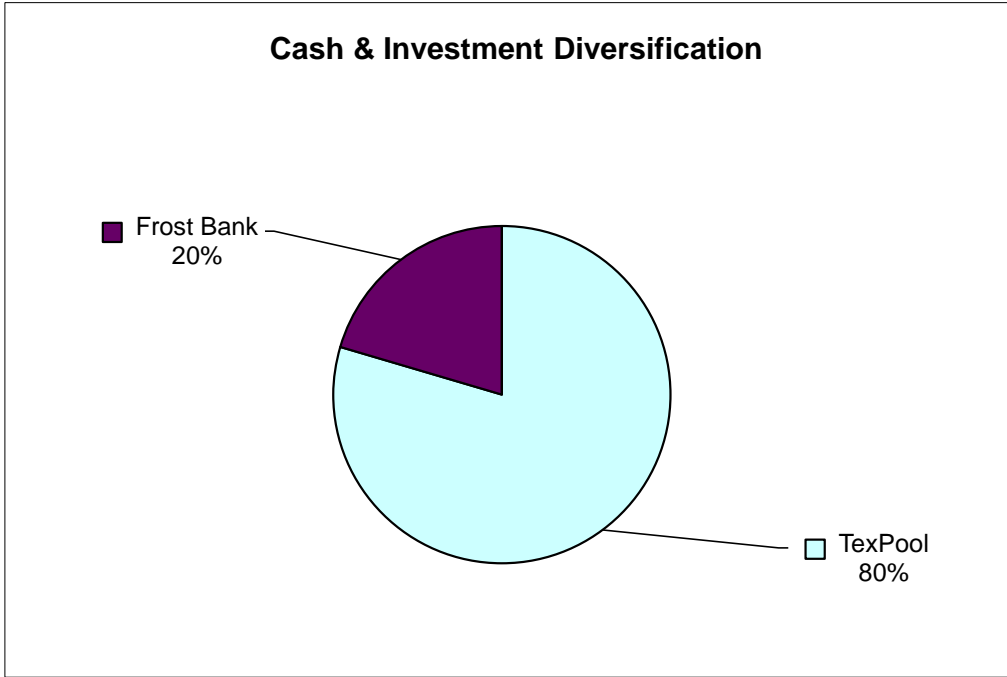
**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**January 31, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
Computer Operations				
5300: Computer Supplies	16,000	0	0	16,000
5300: Hardware Maintenance & Support	460,500	124,871	223,394	112,235
5300: Minor Equipment - Infrastructure	799,000	0	20,520	778,480
5300: Minor Equipment - Office & Field Operations	542,000	36,105	6,479	499,416
5300: Software Maintenance & Support	1,615,200	24,206	1,416,783	174,211
5300: Software Purchases	56,250	0	0	56,250
5300: Software Subscription	3,404,535	260,732	851,787	2,292,016
<b>Total Computer Operations</b>	<b>6,893,485</b>	<b>445,914</b>	<b>2,518,962</b>	<b>3,928,609</b>
Professional Services				
5400: Appraisal Services	1,718,320	1,668,319	0	50,001
5400: Arbitrator Fees & Services	600,000	4,750	53,050	542,200
5400: Election Services	1,000,000	0	0	1,000,000
5400: Financial Auditing	67,080	0	0	67,080
5400: Other Professional Services	2,648,725	275,580	214,100	2,159,045
5410: State Office Of Admin Hearings	5,000	0	0	5,000
5410: Legal Services	10,983,967	15,200	3,100	10,965,667
<b>Total Professional Services</b>	<b>17,023,092</b>	<b>1,963,849</b>	<b>270,250</b>	<b>14,788,993</b>
Office Space, Utilities & Related				
5500: Casualty & Liability Insurance	206,000	0	222,172	(16,172)
5510: Building & Fixture Maintenance	1,520,043	682,849	55,361	781,833
5520: Office Space	120,000	100,326	19,720	(46)
5530: Utilities	502,000	425,793	7,707	68,500
<b>Total Office Space, Utilities &amp; Related</b>	<b>2,348,043</b>	<b>1,208,968</b>	<b>304,960</b>	<b>834,116</b>
Capital Purchases				
5700: Computers & Peripherals	75,000	0	0	75,000
<b>Total Capital Purchases</b>	<b>75,000</b>	<b>0</b>	<b>0</b>	<b>75,000</b>
<b>Total Expenditures</b>	<b>111,370,551</b>	<b>5,075,892</b>	<b>9,537,723</b>	<b>96,756,937</b>

**Harris Central Appraisal District  
 Combined Revenues and Expenditures - General Fund  
 January 31, 2025**

<b>Account Name</b>	<b>Budget</b>	<b>Year to Date Encumbrances</b>	<b>Year to Date Revenue &amp; Expenditures</b>	<b>Budget Variance</b>
<b>ALLOCATION &amp; REVENUES:</b>				
Jurisdiction Allocations	110,370,551	0	9,197,568	101,172,983
Investment Interest	0	0	130,488	(130,488)
Other Income	0	0	142,289	(142,289)
Unreserved Funds - General Fund	1,000,000	0	0	1,000,000
<b>Total Revenue</b>	<b>111,370,551</b>	<b>0</b>	<b>9,470,345</b>	<b>101,900,206</b>
<b>EXPENDITURES:</b>				
Salaries, Wages & Related	57,287,930	10,700	4,284,213	52,993,017
Employee Benefits & Related	21,403,718	0	1,714,199	19,689,519
Office & Field Operations	6,339,283	1,446,461	445,138	4,447,684
Computer Operations	6,893,485	445,914	2,518,962	3,928,609
Professional Services	17,023,092	1,963,849	270,250	14,788,993
Office Space, Utilities, & Maintenance	2,348,043	1,208,968	304,960	834,116
Capital Purchases	75,000	0	0	75,000
<b>Total Expenditures</b>	<b>111,370,551</b>	<b>5,075,892</b>	<b>9,537,723</b>	<b>96,756,937</b>

**INVESTMENT REPORT  
HARRIS CENTRAL APPRAISAL DISTRICT  
January 31, 2025**



The Harris Central Appraisal District's investment portfolio is in compliance with the HCAD Investment Policy's investment strategies and Chapter 2256 of the Texas Local Government Code.

Report approved by:

Theresa Paul  
Chief Financial Officer

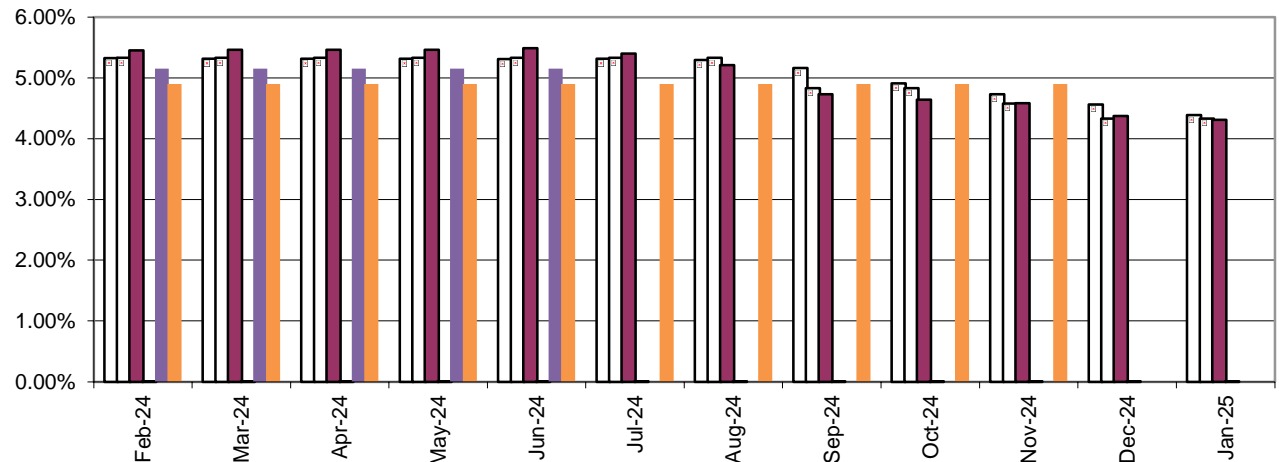
Report approved by:

Tracey Dang  
Controller

Tomas Sanchez  
Assistant Controller

Kim McKellip  
Budget and Finance Manager

### YIELD ON INVESTMENTS AND BENCHMARKS AT MONTH-END



	Feb-24	Mar-24	Apr-24	May-24	Jun-24	Jul-24	Aug-24	Sep-24	Oct-24	Nov-24	Dec-24	Jan-25
■ TexPool	5.33%	5.32%	5.31%	5.32%	5.31%	5.32%	5.30%	5.16%	4.91%	4.73%	4.56%	4.39%
■ Fed Funds	5.33%	5.33%	5.33%	5.33%	5.33%	5.33%	5.33%	4.83%	4.83%	4.58%	4.33%	4.33%
■ 90 Day TBill	5.45%	5.46%	5.46%	5.46%	5.49%	5.40%	5.21%	4.73%	4.64%	4.58%	4.37%	4.31%
■ Frost Bank	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%
■ U.S. T Bills 912797HT7	5.15%	5.15%	5.15%	5.15%	5.15%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%
■ U.S. T Bills 912797HP5	4.90%	4.90%	4.90%	4.90%	4.90%	4.90%	4.90%	4.90%	4.90%	4.90%	0.00%	0.00%

**SECURITIES INVENTORY**  
as of January 31, 2025

Fund	Purchase Date	Security	Coupon	Rating	Maturity	Yield	Beginning Book/Market	Purchases Deposits	Withdrawals Redemptions	Interest Earnings	Ending Book/Market
<b>Pools</b>											
General Fund	n/a	TexPool	0.00%	AAAm	n/a	4.39%	35,416,299	0	8,302,440	130,108.71	27,243,968
Int. Srv. Fund	n/a	TexPool	0.00%	AAAm	n/a	4.39%	6,150,058	3,302,440	600,000	22,798.07	8,875,296
Op Reserve Fund	n/a	TexPool	0.00%	AAAm	n/a	4.39%	17,080,986	0	0	63,713.39	17,144,699
		Total Pools					58,647,343	3,302,440	8,902,440	216,620	53,263,963

FUNDS ON DEPOSIT & PLEDGED SECURITIES  
Harris Central Appraisal District  
January 31, 2025

**Funds on Deposit**

	<u>Amount</u>
Interest bearing bank balance, Concentration Account, Frost Bank	12,933,251.56
Interest bearing bank balance, Payroll Tax Account, Frost Bank	6,917.95
Interest bearing bank balance, Insurance Account, Frost Bank	730,554.60
Total Deposits at Frost Bank	<u><u>\$13,670,724.11</u></u>

**Pledged Securities at BNY Mellon as Tri-Party Collateral Custodian at Frost Bank**

Total Securities Value with FDIC insurance	15,219,380.90
Total Collateral Value	13,670,724.11
Excess Pledge Value	<u><u>\$1,548,656.79</u></u>

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 31 Jan 2025**

FTHA21 - HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Par Amount	Description	Source Account	Price	Market Value (USD)	Mkt Value + Intr (USD)	Collateral Value (USD)	Accr Int Factor	Price Factor					
Cpn Rate	Currency	Exchange Rate	Mdy	S&P	Fitch	Security Code	Maturity	Type	Issuer	Depository	Accrued Interest	Margin	Margin %
8,390,000.00	ROCKWALL TEX INDPT SCH DIST		104.365000	8,756,223.50	8,949,659.61	8,136,054.19	0.023056	1.000000					
5.00000	USD	1.0000000000	8II	Aaa	AAA	774286CX4	15-Feb-2052	MUBD	01CO5M	DTC	193,436.11	813,605.42	110.00 %
1,775,000.00	MINEOLA TEX INDPT SCH DIST	UNLTD	98.499000	1,748,357.25	1,783,142.32	1,621,038.47	0.019597	1.000000					
4.25000	USD	1.0000000000	8II	Aaa		602788GJ4	15-Feb-2052	MUBD	01CNC7	DTC	34,785.07	162,103.85	110.00 %
4,325,000.00	HUMBLE TEX INDPT SCH DIST	ULTD	97.539000	4,218,561.75	4,298,333.97	3,907,576.34	0.018444	1.000000					
4.00000	USD	1.0000000000	8II	Aaa	AAA	445047EG4	15-Feb-2041	MUBD	01CMFA	DTC	79,772.22	390,757.63	110.00 %
180,000.00	CLEVELAND TEX INDPT SCH DIST		102.275000	184,095.00	188,245.00	171,131.82	0.023056	1.000000					
5.00000	USD	1.0000000000	8II	Aaa	AAA	186612QS9	15-Feb-2042	MUBD	01CKJQ	DTC	4,150.00	17,113.18	110.00 %

<b>Total</b>													
14,670,000.00								14,907,237.50		15,219,380.90	13,835,800.82		
											312,143.40		1,383,580.08

Account: FTHA21 Account Name: HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Start Date: 04-Dec-2017 End Date: 01-Feb-2027

Repo Repricing Rate: 0.0000% Deal Currency: USD

Deal Amount: 13,834,179.24 Unwind Amount: 13,834,179.24

Deal Value -> Today: 13,834,179.24 -> Next Business Day: 13,834,179.24

Listed Positions: 4 Listed Securities Par 14,670,000.00

1)	Listed Securities Market Value	:	14,907,237.50
2)	+ Listed Securities Accrued Interest	:	312,143.40
3)	= Listed Securities Total Value	:	15,219,380.90
4)	+ Cash Total Pledged	:	0.00
5)	+ Unlisted, Margined Securities Value	:	0.00
6)	- Listed Securities Margin Amount	:	1,383,580.08
7)	- Cash Collateral Margin Amount	:	0.00
8)	= Total Securities + Cash Coll Value	:	13,835,800.82
9)	= Total Required Collateral Value	:	13,834,179.24

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 31 Jan 2025**

Grand Totals : Number of Accounts:	1		
Deal Amount:	13,834,179.24	Unwind Amount:	13,834,179.24
Deal Value -> Today:	13,834,179.24	-> Next Business Day:	13,834,179.24
Listed Positions:	4	Listed Securities Par Value:	14,670,000.00

<b>1) Listed Securities Market Value</b>	:	14,907,237.50
<b>2) + Listed Securities Accrued Interest</b>	:	312,143.40
<b>3) = Listed Securities Total Value</b>	:	15,219,380.90
<b>4) + Cash Total Pledged</b>	:	0.00
<b>5) + Unlisted, Margined Securities Value</b>	:	0.00
<b>6) - Listed Securities Margin Amount</b>	:	1,383,580.08
<b>7) - Cash Collateral Margin Amount</b>	:	0.00
<b>8) = Total Securities + Cash Coll Value</b>	:	13,835,800.82
<b>9) = Total Required Collateral Value</b>	:	13,834,179.24

**BROKER DEALER SERVICES DIVISION  
PRICING, INDICATIVE DATA AND OTHER DISCLOSURES**

The prices of financial assets and indicative data reported or reflected in reports furnished by the Broker Dealer Services Division (BDS) of The Bank of New York Mellon (BNY) generally are provided by data providers and ratings agencies ("vendors") used by BDS in the ordinary course of business. Trust receipts will be valued based on the face amount of the underlying financial assets, as set forth therein. Prices and indicative data are not independently verified, and may contain errors or omissions.

With respect to certain newly issued financial assets, if vendors do not provide prices, such financial assets will be valued at par or the new issue price for up to three business days. Thereafter, such financial assets will be valued at zero.

With respect to certain financial assets other than new issues, vendors may not provide prices and may not update prices previously provided on a regular basis. If vendors do not provide prices or update previously reported prices within three business days, such financial assets will be valued at zero, unless other arrangements are agreed in writing.

Notwithstanding the foregoing, certain hard-to-price, thinly traded or illiquid financial assets are valued monthly with no adjustment during the interim period (details are available upon request by contacting BDS).

Although BNY will not utilize prices obtained from brokers or dealers in providing services, BNY may obtain from any broker or dealer prices and other information and data such as offering memoranda, observable and non-observable information and assumptions in order to assist BNY's vendors in determining prices of particular financial assets.

With respect to certain financial assets that are not widely held or regularly traded, vendors may report prices based on valuation models which reflect underlying non-observable assumptions that may not be accurate or complete and such models and/or prices may not be regularly adjusted.

The prices reported by BDS may differ from the prices reported or used by other divisions of BNY or its subsidiaries or affiliates, and such differences may or may not be material. Margin values reported in connection with triparty transactions may differ from margin values used by BNY for its own account or for the account of its subsidiaries, affiliates or other clients.

Unless otherwise agreed in writing, financial assets held as collateral may include financial assets in default, provided that the prices of such financial assets are made available to BNY by a vendor which BNY uses generally for valuing such financial assets.

Unless otherwise agreed in writing, financial assets held as collateral may include financial assets issued by your transaction counterparty or its subsidiaries or affiliates.

Average Traded Volume data is obtained from primary or secondary securities exchanges.

Market data, which is subject to availability, may or may not be current.

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**Financial Statements  
for period ended  
February 28, 2025  
(Preliminary)**

**Harris Central Appraisal District  
Consolidated Balance Sheet  
February 28, 2025**

Assets:

Texpool Investment	27,334,994.92
Petty Cash	1,600.00
Flex Plan Deposit	9,869.02
Texpool-Restricted Operating Reserve	17,201,982.65
Texpool-Blue Cross	7,702,731.40
Cash-INSURANCE-Frost Bank	425,298.43
Cash-EFTPS-Frost Bank	12,262.74
Cash in Bank- Frost Bank	9,861,053.14
Assessments Receivable	21,270,235.23
Treasury Bill 912797PD3	963,056.26
Other Accounts Receivable	32,314.14
Employees Receivable	(20,443.38)
Accounts Receivable-Rendition Penalties	3,331,378.27
Allowance-Rendition Penalties	(2,301,649.25)

Fixed Assets:

Building	20,121,136.40
Less: Accumulated Depreciation	(7,340,211.55)
Furniture, Fixtures & Equipment	444,284.04
Less: Accumulated Depreciation	(394,814.46)
Computer & Peripherals	6,557,244.33
Less: Accumulated Depreciation	(5,862,066.20)
Vehicles	172,513.92
Less: Accumulated Depreciation	(160,062.44)
Record Center Lease Asset	508,266.25
Less: Accumulated Depreciation	(90,005.28)
Software Subscription Assets	3,181,146.00
Less: Accumulated Depreciation	(2,554,082.00)
Land	2,335,000.00
Intangibles	7,770,075.00
Work in progress - building capital projects	1,258,591.04

Total Fixed Assets	25,947,015.05
Amount Provided for Accrued Vacation	5,349,701.36
Total Assets	117,121,399.98

Liabilities & Fund Balance:

Accounts Payable	699,300.08
Accrued Vacation Payable	5,349,701.36
Accrued Comp. Payable	197,062.95
Revenues Collected in Advance	36,790,362.52
Investments in General Fixed Assets	25,947,015.05
Deferred Revenue-Rendition Penalties	1,029,729.02

Fund Balance:

Assigned for:	
Prior Years Encumbrances	1,172,430.22
Insurance	7,874,177.48
Major Repairs and Rehabilitation Projects	7,404,486.64
Operating Reserve	17,201,982.65
2025 Budget Reserve	1,000,000.00
Unrestricted Fund Balance	7,737,090.87
2025 Transactions to Date	4,718,061.14
Total Fund Balance	47,108,229.00

Total Liabilities & Fund Balance	117,121,399.98
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**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**February 28, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
Salaries & Wages Related				
5000: ARB Board Members	3,081,000	0	69,787	3,011,213
5000: Overtime	698,001	0	44,149	653,852
5000: Part-Time Seasonal Wages	485,880	19,000	34,506	432,374
5000: Salaries & Wages Net	53,023,049	0	6,444,533	46,578,516
<b>Total Salaries &amp; Wages Related</b>	<b>57,287,930</b>	<b>19,000</b>	<b>6,592,974</b>	<b>50,675,956</b>
Employee Benefits Related				
5100: FICA Medicare	830,676	0	92,632	738,044
5100: Group Dental Insurance	282,678	0	(26,948)	309,626
5100: Group Health Insurance	10,336,484	0	534,630	9,801,854
5100: Group Life & LTD Insurance	188,026	0	46,819	141,207
5100: Group Vision Insurance	77,328	0	5,511	71,817
5100: Retirement	9,121,836	0	1,352,392	7,769,444
5100: Social Security	221,147	0	6,466	214,681
5100: Unemployment Insurance	244,618	0	73,322	171,296
5100: Workers Compensation Ins	100,925	0	82,756	18,169
<b>Total Employee Benefits Related</b>	<b>21,403,718</b>	<b>0</b>	<b>2,167,581</b>	<b>19,236,137</b>
Office and Field Operations				
5200: Appraisal Supplies	15,380	0	305	15,075
5200: Security Services	395,000	106,934	47,241	240,826
5200: Online Subscription	349,829	256,534	140,654	(47,359)
5200: Communications Services	399,585	242,664	66,023	90,899
5200: Copier, Supplies & Maint	114,350	45,2440	7,687	61,419
5200: Education Travel & Expenses	335,522	2,499	47,804	287,718
5200: Employee Recognition Activities	60,000	0	7,465	50,035
5200: Field Travel, Vanpool & Other	468,620	0	39,731	428,889
5200: Mapping Reproduction & Supplies	3,250	0	0	3,250
5200: Office Equipment Maint	52,200	5,506	3,828	48,372
5200: Office Supplies	166,574	33,014	10,395	150,673
5200: Paper, Computer Stock	65,000	24,360	3,768	28,218
5200: Photocopier Leases	143,200	627,209	12,180	106,660
5200: Postage, Mailing & Handling	3,153,042	21,835	168,094	2,357,739
5200: Printing, Forms & Stationery	28,400	90	1,644	4,920
5200: Prof Registration Dues	90,000	793	85,745	4,165
5200: Public Notice Advertising	18,000	10,957	831	16,376
5200: Records Storage & Supplies	25,000	7,004	2,416	11,628
5200: Seminars & Other Tuition	422,331	9,582	43,655	371,672
5200: Vehicle Gasoline & Maint	34,000	0	1,530	22,888
<b>Total Office and Field Operations</b>	<b>6,339,283</b>	<b>1,394,225</b>	<b>690,995</b>	<b>4,254,064</b>

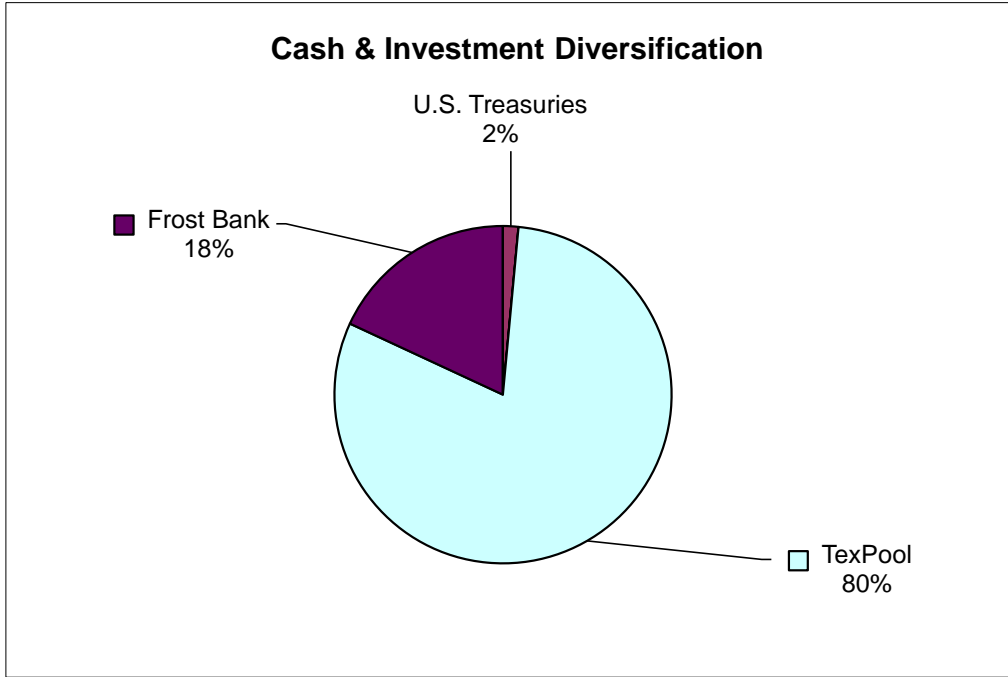
**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**February 28, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
Computer Operations				
5300: Computer Supplies	16,000	0	0	16,000
5300: Hardware Maintenance & Support	460,500	0	525,417	(64,917)
5300: Minor Equipment - Infrastructure	799,000	171,627	21,630	605,744
5300: Minor Equipment - Office & Field Operations	542,000	288	42,836	498,876
5300: Software Maintenance & Support	1,615,200	17,290	1,423,699	174,211
5300: Software Purchases	56,250	0	0	56,250
5300: Software Subscription	3,404,535	128,959	646,000	2,629,575
<b>Total Computer Operations</b>	<b>6,893,485</b>	<b>318,164</b>	<b>2,659,583</b>	<b>3,915,738</b>
Professional Services				
5400: Appraisal Services	1,718,320	1,337,394	330,925	50,001
5400: Arbitrator Fees & Services	600,000	0	91,925	508,075
5400: Election Services	1,000,000	0	0	1,000,000
5400: Financial Auditing	67,080	0	0	67,080
5400: Other Professional Services	2,648,725	353,738	378,265	1,916,722
5410: State Office Of Admin Hearings	5,000	0	0	5,000
5410: Legal Services	10,983,967	18,758	881,347	10,083,863
<b>Total Professional Services</b>	<b>17,023,092</b>	<b>1,709,890</b>	<b>1,682,462</b>	<b>13,630,741</b>
Office Space, Utilities & Related				
5500: Casualty & Liability Insurance	206,000	358	222,172	(16,529)
5510: Building & Fixture Maintenance	1,520,043	701,331	146,561	672,151
5520: Office Space	120,000	90,466	29,580	(46)
5530: Utilities	502,000	397,702	35,798	68,500
<b>Total Office Space, Utilities &amp; Related</b>	<b>2,348,043</b>	<b>1,189,857</b>	<b>434,111</b>	<b>724,075</b>
Capital Purchases				
5700: Computers & Peripherals	75,000	0	0	75,000
<b>Total Capital Purchases</b>	<b>75,000</b>	<b>0</b>	<b>0</b>	<b>75,000</b>
<b>Total Expenditures</b>	<b>111,370,551</b>	<b>4,631,135</b>	<b>14,227,705</b>	<b>92,511,711</b>

**Harris Central Appraisal District  
 Combined Revenues and Expenditures - General Fund  
 February 28, 2025**

<b>Account Name</b>	<b>Budget</b>	<b>Year to Date Encumbrances</b>	<b>Year to Date Revenue &amp; Expenditures</b>	<b>Budget Variance</b>
<b>ALLOCATION &amp; REVENUES:</b>				
Jurisdiction Allocations	110,370,551	0	18,395,354	91,975,197
Investment Interest	0	0	221,809	(221,809)
Other Income	0	0	328,603	(328,603)
Unreserved Funds - General Fund	1,000,000	0	0	1,000,000
<b>Total Revenue</b>	<b>111,370,551</b>	<b>0</b>	<b>18,945,766</b>	<b>92,424,785</b>
<b>EXPENDITURES:</b>				
Salaries, Wages & Related	57,287,930	19,000	6,592,974	50,675,956
Employee Benefits & Related	21,403,718	0	2,167,581	19,236,137
Office & Field Operations	6,339,283	1,394,225	690,995	4,254,064
Computer Operations	6,893,485	318,1641,	2,659,583	3,915,738
Professional Services	17,023,092	709,8901,	1,682,462	13,630,741
Office Space, Utilities, & Maintenance	2,348,043	189,8570	434,111	724,075
Capital Purchases	75,000		0	75,000
<b>Total Expenditures</b>	<b>111,370,551</b>	<b>4,631,135</b>	<b>14,227,705</b>	<b>92,511,711</b>

**INVESTMENT REPORT  
HARRIS CENTRAL APPRAISAL DISTRICT  
February 28, 2025**



The Harris Central Appraisal District's investment portfolio is in compliance with the HCAD Investment Policy's investment strategies and Chapter 2256 of the Texas Local Government Code.

Report approved by:

Theresa Paul  
Chief Financial Officer

Report approved by:

Tracey Dang  
Controller

Tomas Sanchez  
Assistant Controller

Kim McKellip  
Budget and Finance Manager



**SECURITIES INVENTORY**  
as of February 28, 2025

Fund	Purchase Date	Security	Coupon	Rating	Maturity	Yield	Beginning Book/Market	Purchases Deposits	Withdrawals Redemptions	Interest Earnings	Ending Book/Market
General Fund		<b>US Treasury Bill</b>									
	11-Feb-25	U.S. T Bills 912797PD3	n/a	AAA	22-Jan-26	4.02%	963,056	0	0	0	963,056
		Total Securities					963,056	0	0	0	963,056
		<b>Pools</b>									
General Fund	n/a	TexPool	0.00%	AAAm	n/a	4.36%	27,243,968	0	0	91,026.92	27,334,995
Int. Srv. Fund	n/a	TexPool	0.00%	AAAm	n/a	4.36%	8,875,296	0	1,200,000	27,435.72	7,702,731
Op Reserve Fund	n/a	TexPool	0.00%	AAAm	n/a	4.36%	17,144,699	0	0	57,283.50	17,201,983
		Total Pools					53,263,963	0	1,200,000	175,746	52,239,709

FUNDS ON DEPOSIT & PLEDGED SECURITIES  
Harris Central Appraisal District  
February 28, 2025

<b>Funds on Deposit</b>	<u>Amount</u>
Interest bearing bank balance, Concentration Account, Frost Bank	11,301,595.06
Interest bearing bank balance, Payroll Tax Account, Frost Bank	12,262.74
Interest bearing bank balance, Insurance Account, Frost Bank	425,298.43
Total Deposits at Frost Bank	<u><u>\$11,739,156.23</u></u>

**Pledged Securities at BNY Mellon as Tri-Party Collateral Custodian at Frost Bank**

Total Securities Value with FDIC insurance	12,931,865.71
Total Collateral Value	11,739,156.23
Excess Pledge Value	<u><u>\$1,192,709.48</u></u>

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 03 Mar 2025**

FTHA21 - HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Par Amount	Description	Source Account	Price	Market Value (USD)	Mkt Value + Intr (USD)	Collateral Value (USD)	Accr Int Factor	Price Factor					
Cpn Rate	Currency	Exchange Rate	Mdy	S&P	Fitch	Security Code	Maturity	Type	Issuer	Depository	Accrued Interest	Margin	Margin %
1,290,000.00	TEXAS WTR DEV BRD REV	ST WTR	100.645000	1,298,320.50	1,318,100.50	1,198,273.18	0.015333	1.000000					
4.00000	USD	1.0000000000 8II	15-Oct-2037	MUBD	01COTL	DTC	119,827.32	110.00 %					
5,635,000.00	MELISSA TEX	COMBINATION	100.075000	5,639,226.25	5,651,552.81	5,137,775.28	0.002188	1.000000					
4.37500	USD	1.0000000000 8II	15-Feb-2048	MUBD	01CN95	DTC	12,326.56	110.00 %					
7,240,000.00	MEDINA VALLEY TEX INDPT SCH DI		82.201000	5,951,352.40	5,962,212.40	5,420,193.09	0.001500	1.000000					
3.00000	USD	1.0000000000 8II	15-Feb-2044	MUBD	01CN93	DTC	10,860.00	110.00 %					

Total

14,165,000.00				12,888,899.15	12,931,865.71	11,756,241.56		
						42,966.56	1,175,624.16	

Account: FTHA21 Account Name: HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Start Date: 04-Dec-2017 End Date: 03-Mar-2027  
 Repo Repricing Rate: 0.0000% Deal Currency: USD  
 Deal Amount: 11,755,103.20 Unwind Amount: 11,755,103.20  
 Deal Value -> Today: 11,755,103.20 -> Next Business Day: 11,755,103.20  
 Listed Positions: 3 Listed Securities Par 14,165,000.00

1) Listed Securities Market Value	:	12,888,899.15
2) + Listed Securities Accrued Interest	:	42,966.56
3) = Listed Securities Total Value	:	12,931,865.71
4) + Cash Total Pledged	:	0.00
5) + Unlisted, Margined Securities Value	:	0.00
6) - Listed Securities Margin Amount	:	1,175,624.16
7) - Cash Collateral Margin Amount	:	0.00
8) = Total Securities + Cash Coll Value	:	11,756,241.56
9) = Total Required Collateral Value	:	11,755,103.20

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 03 Mar 2025**

Grand Totals : Number of Accounts:	1		
Deal Amount:	11,755,103.20	Unwind Amount:	11,755,103.20
Deal Value -> Today:	11,755,103.20	-> Next Business Day:	11,755,103.20
Listed Positions:	3	Listed Securities Par Value:	14,165,000.00

<b>1) Listed Securities Market Value</b>	:	12,888,899.15
<b>2) + Listed Securities Accrued Interest</b>	:	42,966.56
<b>3) = Listed Securities Total Value</b>	:	12,931,865.71
<b>4) + Cash Total Pledged</b>	:	0.00
<b>5) + Unlisted, Margined Securities Value</b>	:	0.00
<b>6) - Listed Securities Margin Amount</b>	:	1,175,624.16
<b>7) - Cash Collateral Margin Amount</b>	:	0.00
<b>8) = Total Securities + Cash Coll Value</b>	:	11,756,241.56
<b>9) = Total Required Collateral Value</b>	:	11,755,103.20

**BROKER DEALER SERVICES DIVISION  
PRICING, INDICATIVE DATA AND OTHER DISCLOSURES**

The prices of financial assets and indicative data reported or reflected in reports furnished by the Broker Dealer Services Division (BDS) of The Bank of New York Mellon (BNY) generally are provided by data providers and ratings agencies ("vendors") used by BDS in the ordinary course of business. Trust receipts will be valued based on the face amount of the underlying financial assets, as set forth therein. Prices and indicative data are not independently verified, and may contain errors or omissions.

With respect to certain newly issued financial assets, if vendors do not provide prices, such financial assets will be valued at par or the new issue price for up to three business days. Thereafter, such financial assets will be valued at zero.

With respect to certain financial assets other than new issues, vendors may not provide prices and may not update prices previously provided on a regular basis. If vendors do not provide prices or update previously reported prices within three business days, such financial assets will be valued at zero, unless other arrangements are agreed in writing.

Notwithstanding the foregoing, certain hard-to-price, thinly traded or illiquid financial assets are valued monthly with no adjustment during the interim period (details are available upon request by contacting BDS).

Although BNY will not utilize prices obtained from brokers or dealers in providing services, BNY may obtain from any broker or dealer prices and other information and data such as offering memoranda, observable and non-observable information and assumptions in order to assist BNY's vendors in determining prices of particular financial assets.

With respect to certain financial assets that are not widely held or regularly traded, vendors may report prices based on valuation models which reflect underlying non-observable assumptions that may not be accurate or complete and such models and/or prices may not be regularly adjusted.

The prices reported by BDS may differ from the prices reported or used by other divisions of BNY or its subsidiaries or affiliates, and such differences may or may not be material. Margin values reported in connection with triparty transactions may differ from margin values used by BNY for its own account or for the account of its subsidiaries, affiliates or other clients.

Unless otherwise agreed in writing, financial assets held as collateral may include financial assets in default, provided that the prices of such financial assets are made available to BNY by a vendor which BNY uses generally for valuing such financial assets.

Unless otherwise agreed in writing, financial assets held as collateral may include financial assets issued by your transaction counterparty or its subsidiaries or affiliates.

Average Traded Volume data is obtained from primary or secondary securities exchanges.

Market data, which is subject to availability, may or may not be current.

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REPORTED PRICES, WHETHER PROVIDED BY VENDORS OR OTHERWISE OBTAINED AS DESCRIBED HEREIN, MAY NOT REFLECT THE ACTUAL AMOUNT THAT CAN BE REALIZED UPON THE SALE OF PARTICULAR FINANCIAL ASSETS.

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**Financial Statements  
for period ended  
March 31, 2025**

**Harris Central Appraisal District  
Consolidated Balance Sheet  
March 31, 2025**

Assets:

Texpool Investment	37,436,816.75
Petty Cash	1,600.00
Texpool-Restricted Operating Reserve	17,265,309.56
Texpool-Blue Cross	7,129,782.92
Cash-INSURANCE-Frost Bank	617,612.85
Cash-EFTPS-Frost Bank	45,942.37
Cash in Bank- Frost Bank	13,918,674.46
Assessments Receivable	430,478.19
Treasury Bill 912797PD3	963,056.26
Other Accounts Receivable	32,384.14
Employees Receivable	(12,948.77)
Accounts Receivable-Rendition Penalties	3,331,378.27
Allowance-Rendition Penalties	(2,301,649.25)

Fixed Assets:

Building	20,121,136.40
Less: Accumulated Depreciation	(7,340,211.55)
Furniture, Fixtures & Equipment	444,284.04
Less: Accumulated Depreciation	(394,814.46)
Computer & Peripherals	6,557,244.33
Less: Accumulated Depreciation	(5,862,066.20)
Vehicles	193,178.92
Less: Accumulated Depreciation	(160,062.44)
Record Center Lease Asset	508,266.25
Less: Accumulated Depreciation	(90,005.28)
Software Subscription Assets	3,181,146.00
Less: Accumulated Depreciation	(2,554,082.00)
Land	2,335,000.00
Intangibles	7,770,075.00
Work in progress - building capital projects	1,258,591.04

Total Fixed Assets	25,967,680.05
Amount Provided for Accrued Vacation	5,349,701.36
Total Assets	110,175,819.16

Liabilities & Fund Balance:

Accounts Payable	628,898.98
Accrued Vacation Payable	5,349,701.36
Accrued Comp. Payable	197,062.95
Revenues Collected in Advance	27,592,795.52
Investments in General Fixed Assets	25,967,680.05
Deferred Revenue-Rendition Penalties	1,029,729.02

Fund Balance:

Assigned for:	
Prior Years Encumbrances	1,112,159.22
Insurance	7,575,775.37
Major Repairs and Rehabilitation Projects	7,404,486.64
Operating Reserve	17,265,309.56
2025 Budget Reserve	1,000,000.00
Unrestricted Fund Balance	7,740,906.87
2025 Transactions to Date	7,311,313.62
Total Fund Balance	49,409,951.28

Total Liabilities & Fund Balance	110,175,819.16
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**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**March 31, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
Salaries & Wages Related				
5000: ARB Board Members	3,081,000	0	137,649	2,943,351
5000: Overtime	698,001	0	76,455	621,546
5000: Part-Time Seasonal Wages	485,880	114,751	61,287	309,842
5000: Salaries & Wages Net	53,023,049	0	10,312,894	42,710,155
<b>Total Salaries &amp; Wages Related</b>	<b>57,287,930</b>	<b>114,751</b>	<b>10,588,285</b>	<b>46,584,894</b>
Employee Benefits Related				
5100: FICA Medicare	830,676	0	148,479	682,197
5100: Group Dental Insurance	282,678	0	(40,358)	323,036
5100: Group Health Insurance	10,336,484	30,000	679,213	9,627,271
5100: Group Life & LTD Insurance	188,026	0	60,903	127,124
5100: Group Vision Insurance	77,328	0	9,652	67,676
5100: Retirement	9,121,836	0	2,017,078	7,104,758
5100: Social Security	221,147	0	11,856	209,291
5100: Unemployment Insurance	244,618	0	43,483	201,135
5100: Workers Compensation Ins	100,925	0	82,756	18,169
<b>Total Employee Benefits Related</b>	<b>21,403,718</b>	<b>30,000</b>	<b>3,013,062</b>	<b>18,360,656</b>
Office and Field Operations				
5200: Appraisal Supplies	15,380	0	305	15,075
5200: Security Services	395,000	99,931	67,898	227,172
5200: Online Subscription	349,829	231,200	171,113	(52,485)
5200: Communications Services	399,585	241,203	102,423	55,959
5200: Copier, Supplies & Maint	114,350	41,287	13,100	59,963
5200: Education Travel & Expenses	335,522	0	62,945	272,577
5200: Employee Recognition Activities	60,000	18,075	24,890	17,035
5200: Field Travel, Vanpool & Other	468,620	0	77,071	391,549
5200: Mapping Reproduction & Supplies	3,250	0	0	3,250
5200: Office Equipment Maint	52,200	0	3,828	48,372
5200: Office Supplies	166,574	6,136	18,423	142,014
5200: Paper, Computer Stock	65,000	35,098	3,768	26,135
5200: Photocopier Leases	143,200	24,360	12,180	106,660
5200: Postage, Mailing & Handling	3,153,042	541,815	882,130	1,729,097
5200: Printing, Forms & Stationery	28,400	21,504	1,975	4,920
5200: Prof Registration Dues	90,000	2,359	91,337	(3,696)
5200: Public Notice Advertising	18,000	168	1,455	16,376
5200: Records Storage & Supplies	25,000	10,312	3,060	11,628
5200: Seminars & Other Tuition	422,331	17,544	51,339	353,448
5200: Vehicle Gasoline & Maint	34,000	10,018	2,675	21,307
<b>Total Office and Field Operations</b>	<b>6,339,283</b>	<b>1,301,011</b>	<b>1,591,916</b>	<b>3,446,356</b>

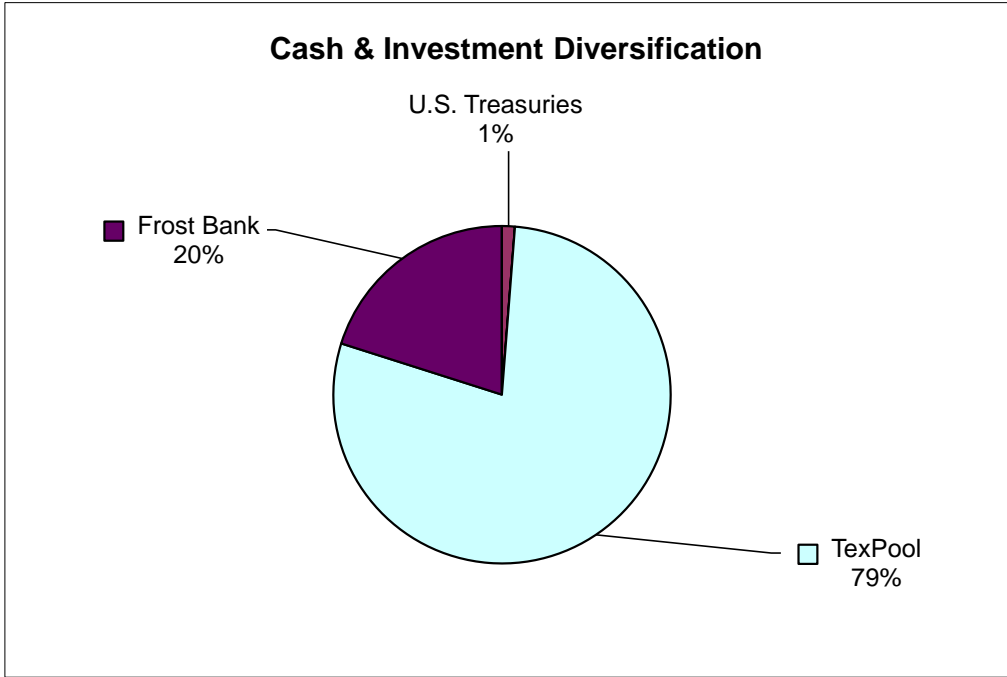
**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**March 31, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
Computer Operations				
5300: Computer Supplies	16,000	0	0	16,000
5300: Hardware Maintenance & Support	460,500	0	440,828	19,672
5300: Minor Equipment - Infrastructure	799,000	175,608	21,630	601,762
5300: Minor Equipment - Office & Field Operations	542,000	93,105	48,048	400,847
5300: Software Maintenance & Support	1,615,200	20,195	1,427,736	167,269
5300: Software Purchases	56,250	0	0	56,250
5300: Software Subscription	3,404,535	1,151,963	762,873	1,489,699
<b>Total Computer Operations</b>	<b>6,893,485</b>	<b>1,440,871</b>	<b>2,701,115</b>	<b>2,751,499</b>
Professional Services				
5400: Appraisal Services	1,718,320	1,191,161	477,158	50,001
5400: Arbitrator Fees & Services	600,000	0	181,275	418,725
5400: Election Services	1,000,000	0	0	1,000,000
5400: Financial Auditing	67,080	0	15,955	51,125
5400: Other Professional Services	2,648,725	442,962	438,163	1,767,601
5410: State Office Of Admin Hearings	5,000	0	0	5,000
5410: Legal Services	10,983,967	23,880	1,642,361	9,317,726
<b>Total Professional Services</b>	<b>17,023,092</b>	<b>1,658,003</b>	<b>2,754,912</b>	<b>12,610,178</b>
Office Space, Utilities & Related				
5500: Casualty & Liability Insurance	206,000	0	222,646	(16,646)
5510: Building & Fixture Maintenance	1,520,043	706,991	239,771	573,281
5520: Office Space	120,000	80,606	45,168	(5,774)
5530: Utilities	502,000	347,589	85,911	68,500
<b>Total Office Space, Utilities &amp; Related</b>	<b>2,348,043</b>	<b>1,135,185</b>	<b>593,496</b>	<b>619,362</b>
Capital Purchases				
5700: Capital Purchases	75,000	21,289	20,665	33,046
<b>Total Capital Purchases</b>	<b>75,000</b>	<b>21,289</b>	<b>20,665</b>	<b>33,046</b>
<b>Total Expenditures</b>	<b>111,370,551</b>	<b>5,701,110</b>	<b>21,263,451</b>	<b>84,405,990</b>

**Harris Central Appraisal District  
 Combined Revenues and Expenditures - General Fund  
 March 31, 2025**

<b>Account Name</b>	<b>Budget</b>	<b>Year to Date Encumbrances</b>	<b>Year to Date Revenue &amp; Expenditures</b>	<b>Budget Variance</b>
<b>ALLOCATION &amp; REVENUES:</b>				
Jurisdiction Allocations	110,370,551	0	27,592,921	82,777,630
Investment Interest	0	0	324,094	(324,094)
Other Income	0	0	657,750	(657,750)
Unreserved Funds - General Fund	1,000,000	0	0	1,000,000
<b>Total Revenue</b>	<b>111,370,551</b>	<b>0</b>	<b>28,574,764</b>	<b>82,795,787</b>
<b>EXPENDITURES:</b>				
Salaries, Wages & Related	57,287,930	114,751	10,588,285	46,584,894
Employee Benefits & Related	21,403,718	30,000	3,013,062	18,360,656
Office & Field Operations	6,339,283	1,301,011	1,591,916	3,446,356
Computer Operations	6,893,485	1,440,871	2,701,115	2,751,499
Professional Services	17,023,092	1,658,003	2,754,912	12,610,178
Office Space, Utilities, & Maintenance	2,348,043	1,135,185	593,496	619,362
Capital Purchases	75,000	21,289	20,665	33,046
<b>Total Expenditures</b>	<b>111,370,551</b>	<b>5,701,110</b>	<b>21,263,451</b>	<b>84,405,990</b>

**INVESTMENT REPORT  
HARRIS CENTRAL APPRAISAL DISTRICT  
March 31, 2025**



The Harris Central Appraisal District's investment portfolio is in compliance with the HCAD Investment Policy's investment strategies and Chapter 2256 of the Texas Local Government Code.

Report approved by:

Theresa Paul  
Chief Financial Officer

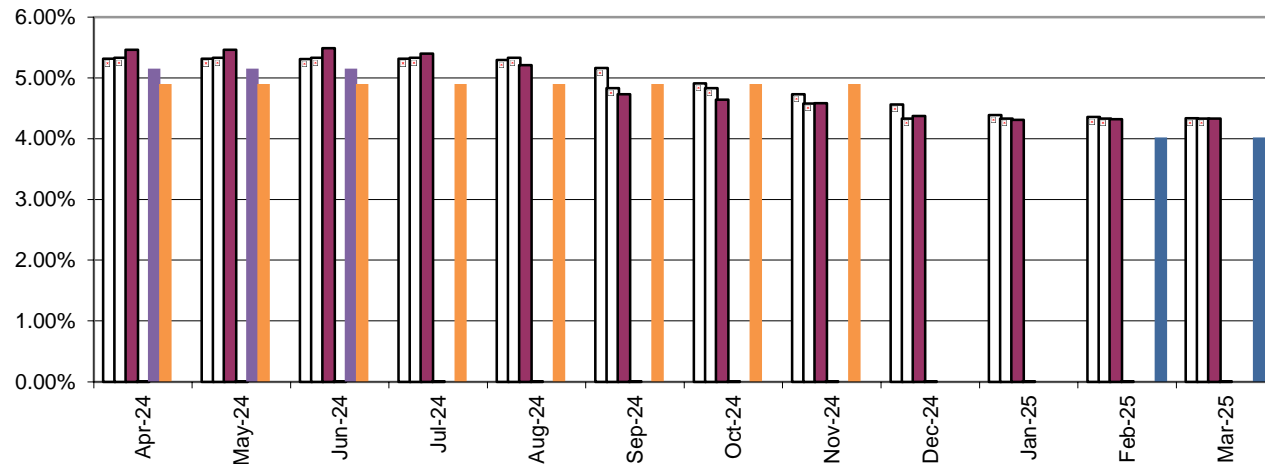
Report approved by:

Tracey Dang  
Controller

Tomas Sanchez  
Assistant Controller

Kim McKellip  
Budget and Finance Manager

## YIELD ON INVESTMENTS AND BENCHMARKS AT MONTH-END



	Apr-24	May-24	Jun-24	Jul-24	Aug-24	Sep-24	Oct-24	Nov-24	Dec-24	Jan-25	Feb-25	Mar-25
■ TexPool	5.31%	5.32%	5.31%	5.32%	5.30%	5.16%	4.91%	4.73%	4.56%	4.39%	4.36%	4.33%
■ Fed Funds	5.33%	5.33%	5.33%	5.33%	5.33%	4.83%	4.83%	4.58%	4.33%	4.33%	4.33%	4.33%
■ 90 Day TBill	5.46%	5.46%	5.49%	5.40%	5.21%	4.73%	4.64%	4.58%	4.37%	4.31%	4.32%	4.33%
■ Frost Bank	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%
■ U.S. T Bills 912797HT7	5.15%	5.15%	5.15%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%
■ U.S. T Bills 912797HP5	4.90%	4.90%	4.90%	4.90%	4.90%	4.90%	4.90%	4.90%	0.00%	0.00%	0.00%	0.00%
■ U.S. T Bills 912797PD3	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	4.02%	4.02%

**SECURITIES INVENTORY**  
as of March 31, 2025

Fund	Purchase Date	Security	Coupon	Rating	Maturity	Yield	Beginning Book/Market	Purchases Deposits	Withdrawals Redemptions	Interest Earnings	Ending Book/Market
<b>General Fund</b>											
<b>US Treasury Bill</b>											
	11-Feb-25	U.S. T Bills 912797PD3	n/a	AAA	22-Jan-26	4.02%	963,056	0	0	0	967,755
		Total Securities					963,056	0	0	0	967,755
<b>Pools</b>											
General Fund	n/a	TexPool	0.00%	AAAm	n/a	4.33%	27,334,995	10,000,000	0	101,821.83	37,436,817
Int. Srv. Fund	n/a	TexPool	0.00%	AAAm	n/a	4.33%	7,702,731	0	600,000	27,051.52	7,129,783
Op Reserve Fund	n/a	TexPool	0.00%	AAAm	n/a	4.33%	17,201,983	0	0	63,326.91	17,265,310
		Total Pools					52,239,709	10,000,000	600,000	192,200	61,831,909

FUNDS ON DEPOSIT & PLEDGED SECURITIES  
Harris Central Appraisal District  
March 31, 2025

**Funds on Deposit**

	<u>Amount</u>
Interest bearing bank balance, Concentration Account, Frost Bank	15,101,624.77
Interest bearing bank balance, Payroll Tax Account, Frost Bank	45,942.37
Interest bearing bank balance, Insurance Account, Frost Bank	617,612.85
Total Deposits at Frost Bank	<u><u>\$15,765,179.99</u></u>

**Pledged Securities at BNY Mellon as Tri-Party Collateral Custodian at Frost Bank**

Total Securities Value with FDIC insurance	17,375,544.79
Total Collateral Value	15,765,179.99
Excess Pledge Value	<u><u>\$1,610,364.80</u></u>

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 01 Apr 2025**

FTHA21 - HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Par Amount	Description	Source Account	Price	Market Value (USD)	Mkt Value + Intr (USD)	Collateral Value (USD)	Accr Int Factor	Price Factor
Cpn Rate	Currency	Exchange Rate	Maturity	Type	Issuer	Accrued Interest	Margin	Margin %
3,020,000.00	WAXAHACHIE TEX INDPT SCH DIST		102.110000	3,083,722.00	3,103,016.44	2,820,924.04	0.006389	1.000000
5.00000	USD	1.0000000000 8II	15-Feb-2048	MUBD	01CP04	19,294.44	282,092.40	110.00 %
1,870,000.00	TEXAS WTR DEV BRD REV	ST	93.890000	1,755,743.00	1,790,234.11	1,627,485.56	0.018444	1.000000
4.00000	USD	1.0000000000 8II	15-Oct-2044	MUBD	01COTL	34,491.11	162,748.56	110.00 %
4,990,000.00	SAN ANTONIO TEX	COMBI TAX	95.201000	4,750,529.90	4,775,479.90	4,341,345.36	0.005000	1.000000
3.00000	USD	1.0000000000 8II	01-Feb-2031	MUBD	01W0CI	24,950.00	434,134.54	110.00 %
1,925,000.00	NORTH EAST INDPT SCH DIST TEX		101.988000	1,963,269.00	1,979,310.67	1,799,373.33	0.008333	1.000000
5.00000	USD	1.0000000000 8II	01-Aug-2043	MUBD	01CNM7	16,041.67	179,937.33	110.00 %
525,000.00	LUBBOCK COOPER TEX INDPT SCH D		92.962000	488,050.50	490,817.69	446,197.90	0.005271	1.000000
4.12500	USD	1.0000000000 8II	15-Feb-2053	MUBD	01CN14	2,767.19	44,619.79	110.00 %
4,610,000.00	HIGHLAND PARK TEX INDPT SCH DI		102.960000	4,746,456.00	4,775,908.78	4,341,735.25	0.006389	1.000000
5.00000	USD	1.0000000000 8II	15-Feb-2034	MUBD	01CMAR	29,452.78	434,173.53	110.00 %
585,000.00	EAGLE MTN & SAGINAW TEX INDPT		78.382000	458,534.70	460,777.20	418,888.36	0.003833	1.000000
3.00000	USD	1.0000000000 8II	15-Aug-2045	MUBD	01CKZ6	2,242.50	41,888.84	110.00 %

<b>Total</b>	17,525,000.00			17,246,305.10	17,375,544.79	15,795,949.81	129,239.69	1,579,594.98
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Account: FTHA21 Account Name: HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Start Date: 04-Dec-2017 End Date: 01-Apr-2027  
 Repo Repricing Rate: 0.0000% Deal Currency: USD  
 Deal Amount: 15,795,666.66 Unwind Amount: 15,795,666.66  
 Deal Value -> Today: 15,795,666.66 -> Next Business Day: 15,795,666.66  
 Listed Positions: 7 Listed Securities Par: 17,525,000.00

1)	Listed Securities Market Value	:	17,246,305.10
2)	+ Listed Securities Accrued Interest	:	129,239.69
3)	= Listed Securities Total Value	:	17,375,544.79
4)	+ Cash Total Pledged	:	0.00
5)	+ Unlisted, Margined Securities Value	:	0.00
6)	- Listed Securities Margin Amount	:	1,579,594.98
7)	- Cash Collateral Margin Amount	:	0.00
8)	= Total Securities + Cash Coll Value	:	15,795,949.81
9)	= Total Required Collateral Value	:	15,795,666.66

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 01 Apr 2025**

Grand Totals : Number of Accounts:	1		
Deal Amount:	15,795,666.66	Unwind Amount:	15,795,666.66
Deal Value -> Today:	15,795,666.66	-> Next Business Day:	15,795,666.66
Listed Positions:	7	Listed Securities Par Value:	17,525,000.00

<b>1) Listed Securities Market Value</b>	:	17,246,305.10
<b>2) + Listed Securities Accrued Interest</b>	:	129,239.69
<b>3) = Listed Securities Total Value</b>	:	17,375,544.79
<b>4) + Cash Total Pledged</b>	:	0.00
<b>5) + Unlisted, Margined Securities Value</b>	:	0.00
<b>6) - Listed Securities Margin Amount</b>	:	1,579,594.98
<b>7) - Cash Collateral Margin Amount</b>	:	0.00
<b>8) = Total Securities + Cash Coll Value</b>	:	15,795,949.81
<b>9) = Total Required Collateral Value</b>	:	15,795,666.66

**BROKER DEALER SERVICES DIVISION  
PRICING, INDICATIVE DATA AND OTHER DISCLOSURES**

The prices of financial assets and indicative data reported or reflected in reports furnished by the Broker Dealer Services Division (BDS) of The Bank of New York Mellon (BNY) generally are provided by data providers and ratings agencies ("vendors") used by BDS in the ordinary course of business. Trust receipts will be valued based on the face amount of the underlying financial assets, as set forth therein. Prices and indicative data are not independently verified, and may contain errors or omissions.

With respect to certain newly issued financial assets, if vendors do not provide prices, such financial assets will be valued at par or the new issue price for up to three business days. Thereafter, such financial assets will be valued at zero.

With respect to certain financial assets other than new issues, vendors may not provide prices and may not update prices previously provided on a regular basis. If vendors do not provide prices or update previously reported prices within three business days, such financial assets will be valued at zero, unless other arrangements are agreed in writing.

Notwithstanding the foregoing, certain hard-to-price, thinly traded or illiquid financial assets are valued monthly with no adjustment during the interim period (details are available upon request by contacting BDS).

Although BNY will not utilize prices obtained from brokers or dealers in providing services, BNY may obtain from any broker or dealer prices and other information and data such as offering memoranda, observable and non-observable information and assumptions in order to assist BNY's vendors in determining prices of particular financial assets.

With respect to certain financial assets that are not widely held or regularly traded, vendors may report prices based on valuation models which reflect underlying non-observable assumptions that may not be accurate or complete and such models and/or prices may not be regularly adjusted.

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Unless otherwise agreed in writing, financial assets held as collateral may include financial assets in default, provided that the prices of such financial assets are made available to BNY by a vendor which BNY uses generally for valuing such financial assets.

Unless otherwise agreed in writing, financial assets held as collateral may include financial assets issued by your transaction counterparty or its subsidiaries or affiliates.

Average Traded Volume data is obtained from primary or secondary securities exchanges.

Market data, which is subject to availability, may or may not be current.

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**Financial Statements  
for period ended  
April 30, 2025**

**Harris Central Appraisal District  
Consolidated Balance Sheet  
April 30, 2025**

Assets:

Texpool Investment		31,568,789.61
Petty Cash		1,600.00
Texpool-Restricted Operating Reserve		17,326,833.24
Texpool-Blue Cross		6,253,623.98
Cash-INSURANCE-Frost Bank		577,256.65
Cash-EFTPS-Frost Bank		429,916.75
Cash in Bank- Frost Bank		13,257,383.21
Assessments Receivable		4,514.97
Treasury Bill 912797PD3		963,056.26
Other Accounts Receivable		33,971.95
Employees Receivable		(11,196.47)
Accounts Receivable-Rendition Penalties		3,331,378.27
Allowance-Rendition Penalties		(2,301,649.25)
Fixed Assets:		
Building	20,121,136.40	
Less: Accumulated Depreciation	(7,340,211.55)	
Furniture, Fixtures & Equipment	441,288.74	
Less: Accumulated Depreciation	(391,819.16)	
Computer & Peripherals	6,482,292.26	
Less: Accumulated Depreciation	(5,787,114.13)	
Vehicles	193,178.92	
Less: Accumulated Depreciation	(160,062.44)	
Right-To-Use Record Center Lease Asset	508,266.25	
Less: Accumulated Depreciation	(90,005.28)	
Right-To-Use Software Subscription Assets	5,758,471.00	
Less: Accumulated Depreciation	(2,554,082.00)	
Land	2,335,000.00	
Intangibles	7,770,075.00	
Work in progress - building capital projects	1,258,591.04	
Total Fixed Assets		28,545,005.05
Amount Provided for Accrued Vacation		5,349,701.36
Total Assets		105,330,185.58

Liabilities & Fund Balance:

Accounts Payable		1,679,975.07
Accrued Vacation Payable		5,349,701.36
Accrued Comp. Payable		2,294,726.28
Revenues Collected in Advance		18,395,256.52
Investments in General Fixed Assets		28,545,005.05
Deferred Revenue-Rendition Penalties		1,029,729.02
Fund Balance:		
Assigned for:		
Prior Years Encumbrances	1,050,659.22	
Insurance	6,696,302.74	
Major Repairs and Rehabilitation Projects	7,404,486.64	
Operating Reserve	17,326,833.24	
2025 Budget Reserve	1,000,000.00	
Unrestricted Fund Balance	7,740,906.87	
2025 Transactions to Date	6,816,603.57	
Total Fund Balance		48,035,792.28
Total Liabilities & Fund Balance		105,330,185.58

**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**April 30, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
Salaries & Wages Related				
5000: ARB Board Members	2,981,000	0	393,007	2,587,993
5000: Overtime	698,001	0	106,959	591,042
5000: Part-Time Seasonal Wages	485,880	146,375	98,881	240,623
5000: Salaries & Wages Net	52,918,049	0	16,705,219	36,212,830
<b>Total Salaries &amp; Wages Related</b>	<b>57,082,930</b>	<b>146,375</b>	<b>17,304,066</b>	<b>39,632,488</b>
Employee Benefits Related				
5100: FICA Medicare	830,676	0	242,766	587,910
5100: Group Dental Insurance	282,678	0	(64,395)	347,073
5100: Group Health Insurance	10,336,484	30,000	538,576	9,767,908
5100: Group Life & LTD Insurance	188,026	0	54,013	134,013
5100: Group Vision Insurance	77,328	0	11,871	65,457
5100: Retirement	9,121,836	0	3,110,171	6,011,665
5100: Social Security	221,147	0	29,436	191,711
5100: Unemployment Insurance	244,618	0	49,227	195,391
5100: Workers Compensation Ins	100,925	0	82,756	18,169
<b>Total Employee Benefits Related</b>	<b>21,403,718</b>	<b>30,000</b>	<b>4,054,421</b>	<b>17,319,297</b>
Office and Field Operations				
5200: Appraisal Supplies	15,380	0	305	15,075
5200: Security Services	395,000	94,273	90,482	210,245
5200: Online Subscription	479,829	206,879	219,449	53,502
5200: Communications Services	399,585	218,353	137,783	43,449
5200: Copier, Supplies & Maint	114,350	38,188	16,544	59,617
5200: Education Travel & Expenses	335,522	7,510	72,454	255,558
5200: Employee Recognition Activities	60,000	20,324	25,136	14,540
5200: Field Travel, Vanpool & Other	468,620	0	123,988	344,632
5200: Mapping Reproduction & Supplies	3,250	0	0	3,250
5200: Office Equipment Maint	52,200	0	3,828	48,372
5200: Office Supplies	166,574	12,965	29,986	123,622
5200: Paper, Computer Stock	65,000	31,992	8,071	24,937
5200: Photocopier Leases	143,200	20,300	16,240	106,660
5200: Postage, Mailing & Handling	3,153,042	538,394	885,551	1,729,097
5200: Printing, Forms & Stationery	28,400	21,666	2,110	4,624
5200: Prof Registration Dues	90,000	1,665	96,921	(8,586)
5200: Public Notice Advertising	18,000	168	1,723	16,109
5200: Records Storage & Supplies	25,000	9,220	4,152	11,628
5200: Seminars & Other Tuition	422,331	5,716	91,273	325,342
5200: Vehicle Gasoline & Maint	34,000	12,068	3,543	18,389
<b>Total Office and Field Operations</b>	<b>6,469,283</b>	<b>1,239,681</b>	<b>1,829,539</b>	<b>3,400,062</b>

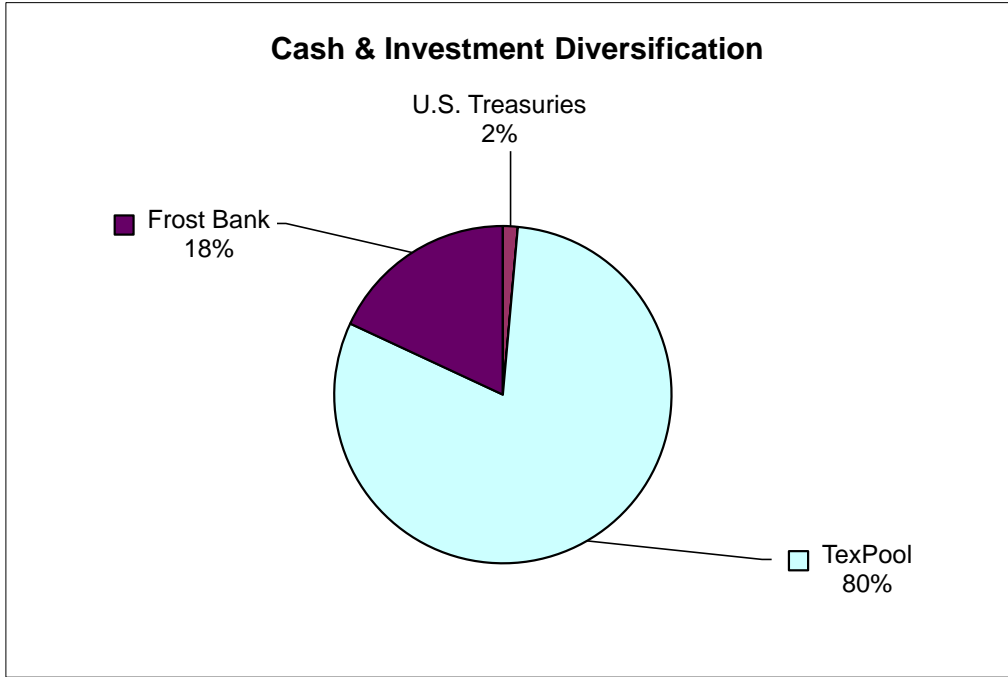
**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**April 30, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
Computer Operations				
5300: Computer Supplies	16,000	0	0	16,000
5300: Hardware Maintenance & Support	460,500	0	440,828	19,672
5300: Minor Equipment - Infrastructure	799,000	99,223	125,789	573,987
5300: Minor Equipment - Office & Field Operations	542,000	92,394	50,781	398,826
5300: Software Maintenance & Support	1,615,200	10,374	1,437,558	167,269
5300: Software Purchases	56,250	0	0	56,250
5300: Software Subscription	3,404,535	2,096,990	1,294,119	13,426
<b>Total Computer Operations</b>	<b>6,893,485</b>	<b>2,298,981</b>	<b>3,349,074</b>	<b>1,245,430</b>
Professional Services				
5400: Appraisal Services	1,688,320	998,983	669,336	20,001
5400: Arbitrator Fees & Services	470,000	13,950	181,275	274,775
5400: Election Services	1,000,000	0	0	1,000,000
5400: Financial Auditing	67,080	0	15,955	51,125
5400: Other Professional Services	2,883,725	857,974	460,834	1,564,917
5410: State Office Of Admin Hearings	5,000	0	0	5,000
5410: Legal Services	10,983,967	25,343	2,516,109	8,442,516
<b>Total Professional Services</b>	<b>17,098,092</b>	<b>1,896,250</b>	<b>3,843,508</b>	<b>11,358,334</b>
Office Space, Utilities & Related				
5500: Casualty & Liability Insurance	206,000	72	222,646	(16,717)
5510: Building & Fixture Maintenance	1,520,043	917,045	344,712	258,287
5520: Office Space	120,000	70,746	55,028	(5,774)
5530: Utilities	502,000	306,117	127,383	68,500
<b>Total Office Space, Utilities &amp; Related</b>	<b>2,348,043</b>	<b>1,293,978</b>	<b>749,769</b>	<b>304,295</b>
Capital Purchases				
5700: Capital Purchases	75,000	4,302	37,652	33,046
<b>Total Capital Purchases</b>	<b>75,000</b>	<b>4,302</b>	<b>37,652</b>	<b>33,046</b>
<b>Total Expenditures</b>	<b>111,370,551</b>	<b>6,909,568</b>	<b>31,168,030</b>	<b>73,292,953</b>

**Harris Central Appraisal District  
 Combined Revenues and Expenditures - General Fund  
 April 30, 2025**

<b>Account Name</b>	<b>Budget</b>	<b>Year to Date Encumbrances</b>	<b>Year to Date Revenue &amp; Expenditures</b>	<b>Budget Variance</b>
<b>ALLOCATION &amp; REVENUES:</b>				
Jurisdiction Allocations	110,370,551	0	36,790,460	73,580,091
Investment Interest	0	0	456,399	(456,399)
Other Income	0	0	737,775	(737,775)
Unreserved Funds - General Fund	1,000,000	0	0	1,000,000
<b>Total Revenue</b>	<b>111,370,551</b>	<b>0</b>	<b>37,984,634</b>	<b>73,385,917</b>
<b>EXPENDITURES:</b>				
Salaries, Wages & Related	57,082,930	146,375	17,304,066	39,632,488
Employee Benefits & Related	21,403,718	30,000	4,054,421	17,319,297
Office & Field Operations	6,469,283	1,239,681	1,829,539	3,400,062
Computer Operations	6,893,485	2,298,981	3,349,074	1,245,430
Professional Services	17,098,092	1,896,250	3,843,508	11,358,334
Office Space, Utilities, & Maintenance	2,348,043	1,293,978	749,769	304,295
Capital Purchases	75,000	4,302	37,652	33,046
<b>Total Expenditures</b>	<b>111,370,551</b>	<b>6,909,568</b>	<b>31,168,030</b>	<b>73,292,953</b>

**INVESTMENT REPORT  
HARRIS CENTRAL APPRAISAL DISTRICT  
April 30, 2025**



The Harris Central Appraisal District's investment portfolio is in compliance with the HCAD Investment Policy's investment strategies and Chapter 2256 of the Texas Local Government Code.

Report approved by:

Theresa Paul  
Chief Financial Officer

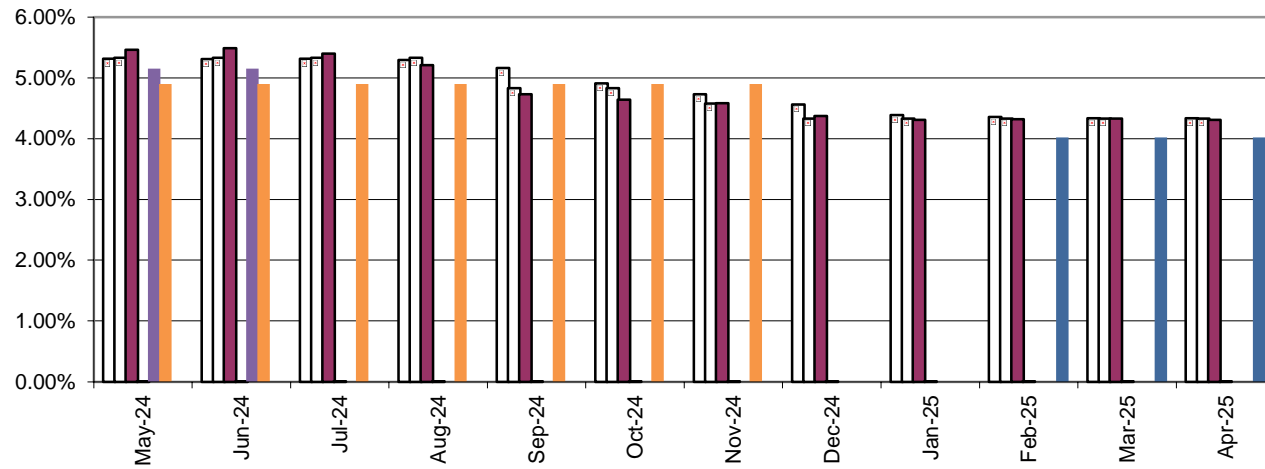
Report approved by:

Tracey Dang  
Controller

Tomas Sanchez  
Assistant Controller

Kim McKellip  
Budget and Finance Manager

## YIELD ON INVESTMENTS AND BENCHMARKS AT MONTH-END



	May-24	Jun-24	Jul-24	Aug-24	Sep-24	Oct-24	Nov-24	Dec-24	Jan-25	Feb-25	Mar-25	Apr-25
■ TexPool	5.32%	5.31%	5.32%	5.30%	5.16%	4.91%	4.73%	4.56%	4.39%	4.36%	4.33%	4.34%
■ Fed Funds	5.33%	5.33%	5.33%	5.33%	4.83%	4.83%	4.58%	4.33%	4.33%	4.33%	4.33%	4.33%
■ 90 Day TBill	5.46%	5.49%	5.40%	5.21%	4.73%	4.64%	4.58%	4.37%	4.31%	4.32%	4.33%	4.31%
■ Frost Bank	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%
■ U.S. T Bills 912797HT7	5.15%	5.15%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%
■ U.S. T Bills 912797HP5	4.90%	4.90%	4.90%	4.90%	4.90%	4.90%	4.90%	0.00%	0.00%	0.00%	0.00%	0.00%
■ U.S. T Bills 912797PD3	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	4.02%	4.02%	4.02%

**SECURITIES INVENTORY**  
as of April 30, 2025

Fund	Purchase Date	Security	Coupon	Rating	Maturity	Yield	Beginning Book/Market	Purchases Deposits	Withdrawals Redemptions	Interest Earnings	Ending Book/Market
<b>General Fund</b>											
<b>US Treasury Bill</b>											
	11-Feb-25	U.S. T Bills 912797PD3	n/a	AAA	22-Jan-26	4.02%	967,755	0	0	0	971,778
		Total Securities					967,755	0	0	0	971,778
<b>Pools</b>											
General Fund	n/a	TexPool	0.00%	AAAm	n/a	4.34%	37,436,817	0	6,000,000	131,972.86	31,568,790
Int. Srv. Fund	n/a	TexPool	0.00%	AAAm	n/a	4.34%	7,129,783	0	900,000	23,841.06	6,253,624
Op Reserve Fund	n/a	TexPool	0.00%	AAAm	n/a	4.34%	17,265,310	0	0	61,523.68	17,326,833
		Total Pools					61,831,909	0	6,900,000	217,338	55,149,247

FUNDS ON DEPOSIT & PLEDGED SECURITIES  
Harris Central Appraisal District  
April 30, 2025

**Funds on Deposit**

	<u>Amount</u>
Interest bearing bank balance, Concentration Account, Frost Bank	11,357,212.30
Interest bearing bank balance, Payroll Tax Account, Frost Bank	429,916.75
Interest bearing bank balance, Insurance Account, Frost Bank	577,256.65
Total Deposits at Frost Bank	<u><u>\$12,364,385.70</u></u>

**Pledged Securities at BNY Mellon as Tri-Party Collateral Custodian at Frost Bank**

Total Securities Value with FDIC insurance	13,635,632.21
Total Collateral Value	12,364,385.70
Excess Pledge Value	<u><u>\$1,271,246.51</u></u>

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 01 May 2025**

FTHA21 - HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Par Amount	Description	Source Account	Price	Market Value (USD)	Mkt Value + Intr (USD)	Collateral Value (USD)	Accr Int Factor	Price Factor
Cpn Rate	Currency	Exchange Rate	Maturity	Type	Issuer	Accrued Interest	Margin	Margin %
2,330,000.00	SOUTHWEST TEX INDPT SCH DIST		76.232000	1,776,205.60	1,793,680.60	1,630,618.73	0.007500	1.000000
3.00000	USD	1.0000000000	01-Feb-2044	MUBD	01COM2	17,475.00	163,061.87	110.00 %
1,695,000.00	SAN ANTONIO TEX	COMBI TAX	100.285000	1,699,830.75	1,716,780.75	1,560,709.77	0.010000	1.000000
4.00000	USD	1.0000000000	01-Feb-2033	MUBD	01W0CI	16,950.00	156,070.98	110.00 %
370,000.00	MELISSA TEX	COMBINATION	96.499000	357,046.30	360,463.66	327,694.24	0.009236	1.000000
4.37500	USD	1.0000000000	15-Feb-2048	MUBD	01CN95	3,417.36	32,769.42	110.00 %
2,120,000.00	LUBBOCK COOPER TEX INDPT SCH D		83.815000	1,776,878.00	1,789,185.78	1,626,532.53	0.005806	1.000000
2.75000	USD	1.0000000000	15-Feb-2037	MUBD	01CN14	12,307.78	162,653.25	110.00 %
3,420,000.00	KLEIN TEX INDPT SCH DIST	ULTD	100.911000	3,451,156.20	3,493,906.20	3,176,278.36	0.012500	1.000000
5.00000	USD	1.0000000000	01-Aug-2041	MUBD	01CMPT	42,750.00	317,627.84	110.00 %
1,365,000.00	HIGHLAND PARK TEX INDPT SCH DI		101.710000	1,388,341.50	1,402,749.83	1,275,227.12	0.010556	1.000000
5.00000	USD	1.0000000000	15-Feb-2039	MUBD	01CMAR	14,408.33	127,522.71	110.00 %
1,915,000.00	DEL VALLE TEX INDPT SCH DIST		91.519000	1,752,588.85	1,781,526.63	1,619,569.66	0.015111	1.000000
4.00000	USD	1.0000000000	15-Jun-2047	MUBD	01CKTU	28,937.78	161,956.97	110.00 %
1,340,000.00	DALLAS TEX WTRWKS & SWR SYS RE		84.994000	1,138,919.60	1,142,269.60	1,038,426.91	0.002500	1.000000
3.00000	USD	1.0000000000	01-Oct-2039	MUBD	02OB80	3,350.00	103,842.69	110.00 %
160,000.00	COMMUNITY INDPT SCH DIST TEX		96.021000	153,633.60	155,069.16	140,971.96	0.008972	1.000000
4.25000	USD	1.0000000000	15-Feb-2047	MUBD	01CKLW	1,435.56	14,097.20	110.00 %

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 01 May 2025**

FTHA21 - HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Par Amount Cpn Rate	Description Currency	Source Account Exchange Rate	Account Mdy	S&P	Fitch	Security Code	Price Maturity	Market Value (USD) Type	Mkt Value + Intr (USD) Issuer	Collateral Value (USD) Accrued Interest	Accr Int Factor Margin	Price Factor Margin %
<b>Total</b>												
14,715,000.00								13,494,600.40	13,635,632.21	12,396,029.28		
										141,031.81	1,239,602.93	

Account: FTHA21 Account Name: HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Start Date: 04-Dec-2017 End Date: 03-May-2027  
 Repo Repricing Rate: 0.0000% Deal Currency: USD  
 Deal Amount: 12,394,653.46 Unwind Amount: 12,394,653.46  
 Deal Value -> Today: 12,394,653.46 -> Next Business Day: 12,394,653.46  
 Listed Positions: 9 Listed Securities Par 14,715,000.00

1) Listed Securities Market Value	:	13,494,600.40
2) + Listed Securities Accrued Interest	:	141,031.81
3) = Listed Securities Total Value	:	13,635,632.21
4) + Cash Total Pledged	:	0.00
5) + Unlisted, Margined Securities Value	:	0.00
6) - Listed Securities Margin Amount	:	1,239,602.93
7) - Cash Collateral Margin Amount	:	0.00
8) = Total Securities + Cash Coll Value	:	12,396,029.28
9) = Total Required Collateral Value	:	12,394,653.46

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 01 May 2025**

Grand Totals : Number of Accounts:	1		
Deal Amount:	12,394,653.46	Unwind Amount:	12,394,653.46
Deal Value -> Today:	12,394,653.46	-> Next Business Day:	12,394,653.46
Listed Positions:	9	Listed Securities Par Value:	14,715,000.00

<b>1) Listed Securities Market Value</b>	:	13,494,600.40
<b>2) + Listed Securities Accrued Interest</b>	:	141,031.81
<b>3) = Listed Securities Total Value</b>	:	13,635,632.21
<b>4) + Cash Total Pledged</b>	:	0.00
<b>5) + Unlisted, Margined Securities Value</b>	:	0.00
<b>6) - Listed Securities Margin Amount</b>	:	1,239,602.93
<b>7) - Cash Collateral Margin Amount</b>	:	0.00
<b>8) = Total Securities + Cash Coll Value</b>	:	12,396,029.28
<b>9) = Total Required Collateral Value</b>	:	12,394,653.46

**BROKER DEALER SERVICES DIVISION  
PRICING, INDICATIVE DATA AND OTHER DISCLOSURES**

The prices of financial assets and indicative data reported or reflected in reports furnished by the Broker Dealer Services Division (BDS) of The Bank of New York Mellon (BNY) generally are provided by data providers and ratings agencies ("vendors") used by BDS in the ordinary course of business. Trust receipts will be valued based on the face amount of the underlying financial assets, as set forth therein. Prices and indicative data are not independently verified, and may contain errors or omissions.

With respect to certain newly issued financial assets, if vendors do not provide prices, such financial assets will be valued at par or the new issue price for up to three business days. Thereafter, such financial assets will be valued at zero.

With respect to certain financial assets other than new issues, vendors may not provide prices and may not update prices previously provided on a regular basis. If vendors do not provide prices or update previously reported prices within three business days, such financial assets will be valued at zero, unless other arrangements are agreed in writing.

Notwithstanding the foregoing, certain hard-to-price, thinly traded or illiquid financial assets are valued monthly with no adjustment during the interim period (details are available upon request by contacting BDS).

Although BNY will not utilize prices obtained from brokers or dealers in providing services, BNY may obtain from any broker or dealer prices and other information and data such as offering memoranda, observable and non-observable information and assumptions in order to assist BNY's vendors in determining prices of particular financial assets.

With respect to certain financial assets that are not widely held or regularly traded, vendors may report prices based on valuation models which reflect underlying non-observable assumptions that may not be accurate or complete and such models and/or prices may not be regularly adjusted.

The prices reported by BDS may differ from the prices reported or used by other divisions of BNY or its subsidiaries or affiliates, and such differences may or may not be material. Margin values reported in connection with triparty transactions may differ from margin values used by BNY for its own account or for the account of its subsidiaries, affiliates or other clients.

Unless otherwise agreed in writing, financial assets held as collateral may include financial assets in default, provided that the prices of such financial assets are made available to BNY by a vendor which BNY uses generally for valuing such financial assets.

Unless otherwise agreed in writing, financial assets held as collateral may include financial assets issued by your transaction counterparty or its subsidiaries or affiliates.

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Market data, which is subject to availability, may or may not be current.

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**Financial Statements  
for period ended  
May 31, 2025**

**Harris Central Appraisal District  
Consolidated Balance Sheet  
May 31, 2025**

Assets:

Texpool Investment		26,677,092.06
Petty Cash		1,600.00
Texpool-Restricted Operating Reserve		17,390,224.64
Texpool-Blue Cross		5,475,325.03
Cash-INSURANCE-Frost Bank		489,931.02
Cash-EFTPS-Frost Bank		12,267.72
Cash in Bank- Frost Bank		11,993,518.71
Assessments Receivable		24,137,972.28
Treasury Bill 912797PD3		963,056.26
Other Accounts Receivable		33,971.95
Employees Receivable		(6,010.20)
Accounts Receivable-Rendition Penalties		3,331,378.27
Allowance-Rendition Penalties		(2,301,649.25)
Fixed Assets:		
Building	20,121,136.40	
Less: Accumulated Depreciation	(7,340,211.55)	
Furniture, Fixtures & Equipment	441,288.74	
Less: Accumulated Depreciation	(391,819.16)	
Computer & Peripherals	6,482,292.26	
Less: Accumulated Depreciation	(5,787,114.13)	
Vehicles	193,178.92	
Less: Accumulated Depreciation	(160,062.44)	
Right-To-Use Record Center Lease Asset	508,266.25	
Less: Accumulated Depreciation	(90,005.28)	
Right-To-Use Software Subscription Assets	5,758,471.00	
Less: Accumulated Depreciation	(2,554,082.00)	
Land	2,335,000.00	
Intangibles	7,770,075.00	
Work in progress - building capital projects	1,258,591.04	
Total Fixed Assets		28,545,005.05
Amount Provided for Accrued Vacation		5,349,701.36
Total Assets		122,093,384.90

Liabilities & Fund Balance:

Accounts Payable		2,216,323.02
Accrued Vacation Payable		5,349,701.36
Accrued Comp. Payable		197,062.95
Revenues Collected in Advance		36,790,371.52
Investments in General Fixed Assets		28,545,005.05
Deferred Revenue-Rendition Penalties		1,029,729.02
Fund Balance:		
Assigned for:		
Prior Years Encumbrances	1,226,928.21	
Insurance	5,862,940.10	
Major Repairs and Rehabilitation Projects	7,133,367.05	
Operating Reserve	17,390,224.64	
2025 Budget Reserve	1,000,000.00	
Unrestricted Fund Balance	7,519,680.38	
2025 Transactions to Date	7,832,051.60	
Total Fund Balance		47,965,191.98
Total Liabilities & Fund Balance		122,093,384.90

**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**May 31, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
Salaries & Wages Related				
5000: ARB Board Members	2,981,000	0	509,411	2,471,589
5000: Overtime	698,001	0	165,142	532,859
5000: Part-Time Seasonal Wages	485,880	270,560	166,863	48,457
5000: Salaries & Wages Net	52,918,049	30,733,743	20,721,966	1,462,340
<b>Total Salaries &amp; Wages Related</b>	<b>57,082,930</b>	<b>31,004,303</b>	<b>21,563,381</b>	<b>4,515,246</b>
Employee Benefits Related				
5100: FICA Medicare	830,676	460,560	301,938	68,178
5100: Group Dental Insurance	282,678	0	(78,812)	361,490
5100: Group Health Insurance	10,336,484	30,000	683,192	9,623,292
5100: Group Life & LTD Insurance	188,026	0	68,996	119,030
5100: Group Vision Insurance	77,328	0	23,526	53,802
5100: Retirement	9,121,836	5,318,662	3,805,419	(2,245)
5100: Social Security	221,147	93,510	37,933	89,704
5100: Unemployment Insurance	244,618	0	51,805	192,813
5100: Workers Compensation Ins	100,925	0	82,756	18,169
<b>Total Employee Benefits Related</b>	<b>21,403,718</b>	<b>5,902,732</b>	<b>4,976,752</b>	<b>10,524,234</b>
Office and Field Operations				
5200: Appraisal Supplies	15,380	0	348	15,032
5200: Security Services	395,000	85,402	111,732	197,866
5200: Online Subscription	479,829	235,917	248,280	(4,368)
5200: Communications Services	399,585	193,131	175,524	30,930
5200: Copier, Supplies & Maint	114,350	32,202	22,790	59,359
5200: Education Travel & Expenses	335,522	517	83,646	251,359
5200: Employee Recognition Activities	60,000	20,324	25,261	14,416
5200: Field Travel, Vanpool & Other	468,620	0	156,472	312,148
5200: Mapping Reproduction & Supplies	3,250	0	0	3,250
5200: Office Equipment Maint	52,200	666	3,978	47,556
5200: Office Supplies	166,574	6,786	40,800	118,988
5200: Paper, Computer Stock	65,000	26,170	14,234	24,597
5200: Photocopier Leases	143,200	16,240	20,300	106,660
5200: Postage, Mailing & Handling	3,153,042	527,078	1,046,867	1,579,097
5200: Printing, Forms & Stationery	28,400	21,261	3,368	3,771
5200: Prof Registration Dues	90,000	200	102,358	(12,558)
5200: Public Notice Advertising	18,000	150	2,761	15,090
5200: Records Storage & Supplies	25,000	7,540	5,832	11,628
5200: Seminars & Other Tuition	422,331	4,098	98,437	319,796
5200: Vehicle Gasoline & Maint	34,000	8,979	6,991	18,031
<b>Total Office and Field Operations</b>	<b>6,469,283</b>	<b>1,186,660</b>	<b>2,169,977</b>	<b>3,112,646</b>

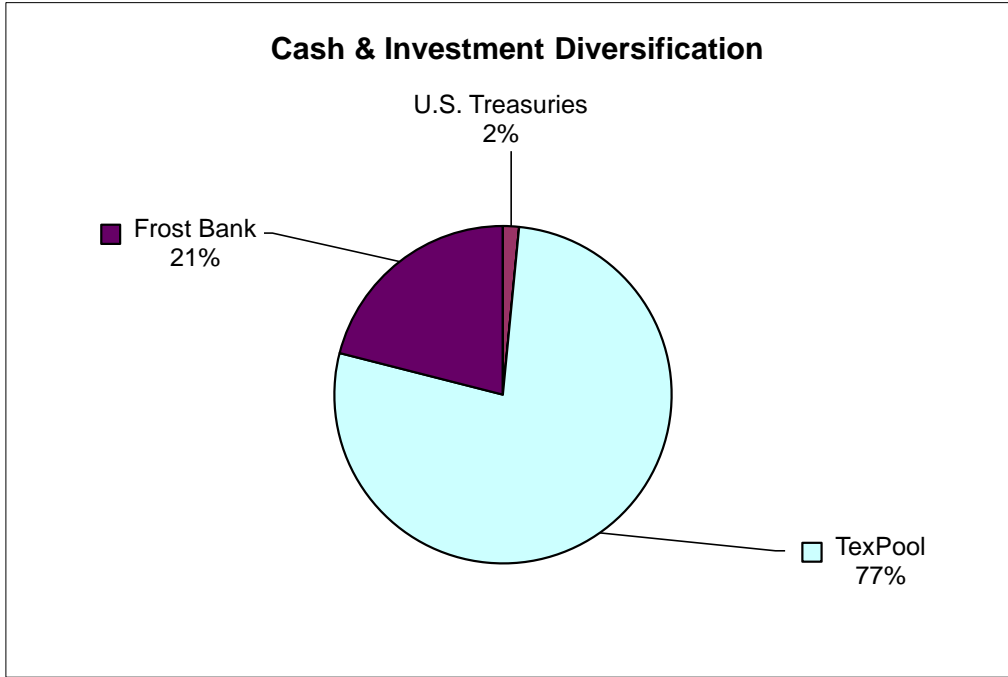
**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**May 31, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
Computer Operations				
5300: Computer Supplies	16,000	0	0	16,000
5300: Hardware Maintenance & Support	460,500	17,311	440,828	2,361
5300: Minor Equipment - Infrastructure	799,000	27,732	193,284	577,985
5300: Minor Equipment - Office & Field Operations	542,000	93,297	61,115	387,588
5300: Software Maintenance & Support	1,615,200	53,337	1,463,878	97,985
5300: Software Purchases	56,250	0	0	56,250
5300: Software Subscription	3,404,535	1,053,547	2,419,803	(68,815)
<b>Total Computer Operations</b>	<b>6,893,485</b>	<b>1,245,223</b>	<b>4,578,908</b>	<b>1,069,354</b>
Professional Services				
5400: Appraisal Services	1,688,320	707,525	964,917	15,878
5400: Arbitrator Fees & Services	470,000	850	236,625	232,525
5400: Election Services	1,000,000	0	0	1,000,000
5400: Financial Auditing	67,080	0	15,955	51,125
5400: Other Professional Services	2,883,725	727,381	654,446	1,501,898
5410: State Office Of Admin Hearings	5,000	0	0	5,000
5410: Legal Services	10,983,967	310,931	3,492,909	7,180,128
<b>Total Professional Services</b>	<b>17,098,092</b>	<b>1,746,686</b>	<b>5,364,852</b>	<b>9,986,554</b>
Office Space, Utilities & Related				
5500: Casualty & Liability Insurance	206,000	0	222,932	(16,932)
5510: Building & Fixture Maintenance	1,520,043	829,636	523,168	167,238
5520: Office Space	120,000	67,441	64,176	(11,616)
5530: Utilities	502,000	265,943	167,557	68,500
<b>Total Office Space, Utilities &amp; Related</b>	<b>2,348,043</b>	<b>1,163,020</b>	<b>977,833</b>	<b>207,190</b>
Capital Purchases				
5700: Capital Purchases	75,000	4,302	37,652	33,046
<b>Total Capital Purchases</b>	<b>75,000</b>	<b>4,302</b>	<b>37,652</b>	<b>33,046</b>
<b>Total Expenditures</b>	<b>111,370,551</b>	<b>42,252,927</b>	<b>39,669,356</b>	<b>29,448,269</b>

**Harris Central Appraisal District**  
**Combined Revenues and Expenditures - General Fund**  
**May 31, 2025**

<b>Account Name</b>	<b>Budget</b>	<b>Year to Date Encumbrances</b>	<b>Year to Date Revenue &amp; Expenditures</b>	<b>Budget Variance</b>
<b>ALLOCATION &amp; REVENUES:</b>				
Jurisdiction Allocations	110,370,551	0	45,988,326	64,382,225
Investment Interest	0	0	565,048	(565,048)
Other Income	0	0	948,033	(948,033)
Unreserved Funds - General Fund	1,000,000	0	0	1,000,000
<b>Total Revenue</b>	<b>111,370,551</b>	<b>0</b>	<b>47,501,407</b>	<b>63,869,144</b>
<b>EXPENDITURES:</b>				
Salaries, Wages & Related	57,082,930	31,004,303	21,563,381	4,515,246
Employee Benefits & Related	21,403,718	5,902,732	4,976,752	10,524,234
Office & Field Operations	6,469,283	1,186,660	2,169,977	3,112,646
Computer Operations	6,893,485	1,245,223	4,578,908	1,069,354
Professional Services	17,098,092	1,746,686	5,364,852	9,986,554
Office Space, Utilities, & Maintenance	2,348,043	1,163,020	977,833	207,190
Capital Purchases	75,000	4,302	37,652	33,046
<b>Total Expenditures</b>	<b>111,370,551</b>	<b>42,252,927</b>	<b>39,669,356</b>	<b>29,448,269</b>

**INVESTMENT REPORT  
HARRIS CENTRAL APPRAISAL DISTRICT  
May 31, 2025**



The Harris Central Appraisal District's investment portfolio is in compliance with the HCAD Investment Policy's investment strategies and Chapter 2256 of the Texas Local Government Code.

Report approved by:

Theresa Paul  
Chief Financial Officer

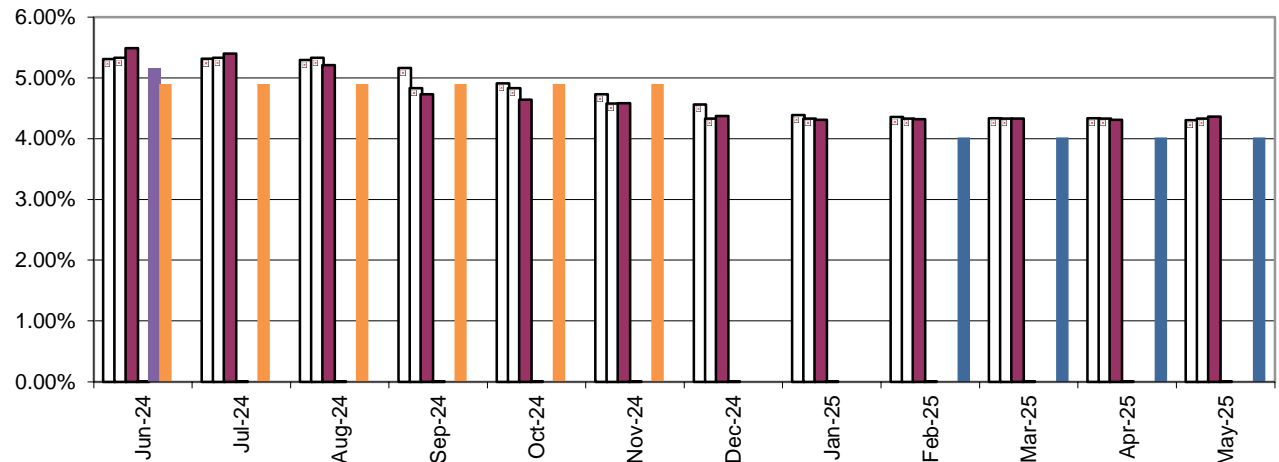
Report approved by:

Tracey Dang  
Controller

Tomas Sanchez  
Assistant Controller

Kim McKellip  
Budget and Finance Manager

### YIELD ON INVESTMENTS AND BENCHMARKS AT MONTH-END



	Jun-24	Jul-24	Aug-24	Sep-24	Oct-24	Nov-24	Dec-24	Jan-25	Feb-25	Mar-25	Apr-25	May-25
■ TexPool	5.31%	5.32%	5.30%	5.16%	4.91%	4.73%	4.56%	4.39%	4.36%	4.33%	4.34%	4.31%
■ Fed Funds	5.33%	5.33%	5.33%	4.83%	4.83%	4.58%	4.33%	4.33%	4.33%	4.33%	4.33%	4.33%
■ 90 Day TBill	5.49%	5.40%	5.21%	4.73%	4.64%	4.58%	4.37%	4.31%	4.32%	4.33%	4.31%	4.36%
■ Frost Bank	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%
■ U.S. T Bills 912797HT7	5.15%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%
■ U.S. T Bills 912797HP5	4.90%	4.90%	4.90%	4.90%	4.90%	4.90%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%
■ U.S. T Bills 912797PD3	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	4.02%	4.02%	4.02%	4.02%

**SECURITIES INVENTORY**  
as of May 31, 2025

Fund	Purchase Date	Security	Coupon	Rating	Maturity	Yield	Beginning Book/Market	Purchases Deposits	Withdrawals Redemptions	Interest Earnings	Ending Book/Market
General Fund		<b>US Treasury Bill</b>									
	11-Feb-25	U.S. T Bills 912797PD3	n/a	AAA	22-Jan-26	4.02%	971,778	0	0	0	973,737
		Total Securities					971,778	0	0	0	973,737
		<b>Pools</b>									
General Fund	n/a	TexPool	0.00%	AAAm	n/a	4.31%	31,568,790	0	5,000,000	108,302.45	26,677,092
Int. Srv. Fund	n/a	TexPool	0.00%	AAAm	n/a	4.31%	6,253,624	0	800,000	21,701.05	5,475,325
Op Reserve Fund	n/a	TexPool	0.00%	AAAm	n/a	4.31%	17,326,833	0	0	63,391.40	17,390,225
		Total Pools					55,149,247	0	5,800,000	193,395	49,542,642

FUNDS ON DEPOSIT & PLEDGED SECURITIES  
Harris Central Appraisal District  
May 31, 2025

<b>Funds on Deposit</b>	<u>Amount</u>
Interest bearing bank balance, Concentration Account, Frost Bank	12,935,875.20
Interest bearing bank balance, Payroll Tax Account, Frost Bank	12,267.72
Interest bearing bank balance, Insurance Account, Frost Bank	489,931.02
Total Deposits at Frost Bank	<u><u>\$13,438,073.94</u></u>

**Pledged Securities at BNY Mellon as Tri-Party Collateral Custodian at Frost Bank**

Total Securities Value with FDIC insurance	14,818,665.62
Total Collateral Value	13,438,073.94
Excess Pledge Value	<u><u>\$1,380,591.68</u></u>

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 02 Jun 2025**

FTHA21 - HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Par Amount	Description	Source Account	Price	Market Value (USD)	Mkt Value + Intr (USD)	Collateral Value (USD)	Accr Int Factor	Price Factor
Cpn Rate	Currency	Exchange Rate	Maturity	Type	Issuer	Accrued Interest	Margin	Margin %
3,170,000.00	TEXAS ST	GO BDS	100.336000	3,180,651.20	3,207,508.14	2,915,916.49	0.008472	1.000000
5.00000	USD	1.0000000000	01-Apr-2040	MUBD	01W20P	26,856.94	291,591.65	110.00 %
510,000.00	TARRANT REGL WTR DIST TEX WTR		84.669000	431,811.90	436,968.57	397,244.15	0.010111	1.000000
4.00000	USD	1.0000000000	01-Mar-2052	MUBD	04RLDN	5,156.67	39,724.42	110.00 %
190,000.00	SOCORRO TEX INDPT SCH DIST SCH		100.992000	191,884.80	194,708.41	177,007.65	0.014861	1.000000
5.00000	USD	1.0000000000	15-Aug-2041	MUBD	01COJQ	2,823.61	17,700.76	110.00 %
5,000,000.00	SAN ANTONIO TEX GEN IMPT		100.149000	5,007,450.00	5,091,477.78	4,628,616.16	0.016806	1.000000
5.00000	USD	1.0000000000	01-Feb-2029	MUBD	01W0CI	84,027.78	462,861.62	110.00 %
790,000.00	PEARLAND TEX INDPT SCH DIST ULTD		99.070000	782,653.00	789,697.17	717,906.52	0.008917	1.000000
3.00000	USD	1.0000000000	15-Feb-2030	MUBD	01CNWG	7,044.17	71,790.65	110.00 %
5,000,000.00	MANSFIELD TEX INDPT SCH DIST		100.480000	5,024,000.00	5,098,305.56	4,634,823.23	0.014861	1.000000
5.00000	USD	1.0000000000	15-Feb-2048	MUBD	01CN3L	74,305.56	463,482.32	110.00 %

Total

14,660,000.00	14,618,450.90	14,818,665.62	13,471,514.20	200,214.72	1,347,151.42
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Account: FTHA21 Account Name: HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Start Date: 04-Dec-2017 End Date: 02-Jun-2027  
 Repo Repricing Rate: 0.0000% Deal Currency: USD  
 Deal Amount: 13,468,451.09 Unwind Amount: 13,468,451.09  
 Deal Value -> Today: 13,468,451.09 -> Next Business Day: 13,468,451.09  
 Listed Positions: 6 Listed Securities Par 14,660,000.00

1) Listed Securities Market Value	:	14,618,450.90
2) + Listed Securities Accrued Interest	:	200,214.72
3) = Listed Securities Total Value	:	14,818,665.62
4) + Cash Total Pledged	:	0.00
5) + Unlisted, Margined Securities Value	:	0.00
6) - Listed Securities Margin Amount	:	1,347,151.42
7) - Cash Collateral Margin Amount	:	0.00
8) = Total Securities + Cash Coll Value	:	13,471,514.20
9) = Total Required Collateral Value	:	13,468,451.09

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 02 Jun 2025**

Grand Totals : Number of Accounts:	1		
Deal Amount:	13,468,451.09	Unwind Amount:	13,468,451.09
Deal Value -> Today:	13,468,451.09	-> Next Business Day:	13,468,451.09
Listed Positions:	6	Listed Securities Par Value:	14,660,000.00

<b>1) Listed Securities Market Value</b>	:	14,618,450.90
<b>2) + Listed Securities Accrued Interest</b>	:	200,214.72
<b>3) = Listed Securities Total Value</b>	:	14,818,665.62
<b>4) + Cash Total Pledged</b>	:	0.00
<b>5) + Unlisted, Margined Securities Value</b>	:	0.00
<b>6) - Listed Securities Margin Amount</b>	:	1,347,151.42
<b>7) - Cash Collateral Margin Amount</b>	:	0.00
<b>8) = Total Securities + Cash Coll Value</b>	:	13,471,514.20
<b>9) = Total Required Collateral Value</b>	:	13,468,451.09

**BROKER DEALER SERVICES DIVISION  
PRICING, INDICATIVE DATA AND OTHER DISCLOSURES**

The prices of financial assets and indicative data reported or reflected in reports furnished by the Broker Dealer Services Division (BDS) of The Bank of New York Mellon (BNY) generally are provided by data providers and ratings agencies ("vendors") used by BDS in the ordinary course of business. Trust receipts will be valued based on the face amount of the underlying financial assets, as set forth therein. Prices and indicative data are not independently verified, and may contain errors or omissions.

With respect to certain newly issued financial assets, if vendors do not provide prices, such financial assets will be valued at par or the new issue price for up to three business days. Thereafter, such financial assets will be valued at zero.

With respect to certain financial assets other than new issues, vendors may not provide prices and may not update prices previously provided on a regular basis. If vendors do not provide prices or update previously reported prices within three business days, such financial assets will be valued at zero, unless other arrangements are agreed in writing.

Notwithstanding the foregoing, certain hard-to-price, thinly traded or illiquid financial assets are valued monthly with no adjustment during the interim period (details are available upon request by contacting BDS).

Although BNY will not utilize prices obtained from brokers or dealers in providing services, BNY may obtain from any broker or dealer prices and other information and data such as offering memoranda, observable and non-observable information and assumptions in order to assist BNY's vendors in determining prices of particular financial assets.

With respect to certain financial assets that are not widely held or regularly traded, vendors may report prices based on valuation models which reflect underlying non-observable assumptions that may not be accurate or complete and such models and/or prices may not be regularly adjusted.

The prices reported by BDS may differ from the prices reported or used by other divisions of BNY or its subsidiaries or affiliates, and such differences may or may not be material. Margin values reported in connection with triparty transactions may differ from margin values used by BNY for its own account or for the account of its subsidiaries, affiliates or other clients.

Unless otherwise agreed in writing, financial assets held as collateral may include financial assets in default, provided that the prices of such financial assets are made available to BNY by a vendor which BNY uses generally for valuing such financial assets.

Unless otherwise agreed in writing, financial assets held as collateral may include financial assets issued by your transaction counterparty or its subsidiaries or affiliates.

Average Traded Volume data is obtained from primary or secondary securities exchanges.

Market data, which is subject to availability, may or may not be current.

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**Financial Statements  
for period ended  
June 30, 2025**

**Harris Central Appraisal District  
Consolidated Balance Sheet  
June 30, 2025**

Assets:

Texpool Investment	34,776,071.32
Petty Cash	1,600.00
Texpool-Restricted Operating Reserve	17,451,643.22
Texpool-Blue Cross	4,293,209.12
Cash-INSURANCE-Frost Bank	634,093.77
Cash-EFTPS-Frost Bank	12,268.62
Cash in Bank- Frost Bank	17,832,054.73
Assessments Receivable	962,600.32
Treasury Bill 912797PD3	963,056.26
Other Accounts Receivable	71,792.02
Employees Receivable	(6,738.90)
Accounts Receivable-Rendition Penalties	3,331,378.27
Allowance-Rendition Penalties	(2,301,649.25)

Fixed Assets:

Building	20,121,136.40
Less: Accumulated Depreciation	(7,340,211.55)
Furniture, Fixtures & Equipment	441,288.74
Less: Accumulated Depreciation	(391,819.16)
Computer & Peripherals	6,482,292.26
Less: Accumulated Depreciation	(5,787,114.13)
Vehicles	193,178.92
Less: Accumulated Depreciation	(160,062.44)
Right-To-Use Record Center Lease Asset	508,266.25
Less: Accumulated Depreciation	(90,005.28)
Right-To-Use Software Subscription Assets	5,758,471.00
Less: Accumulated Depreciation	(2,554,082.00)
Land	2,335,000.00
Intangibles	7,770,075.00
Work in progress - building capital projects	1,258,591.04

Total Fixed Assets	28,545,005.05
Amount Provided for Accrued Vacation	5,349,701.36
Total Assets	111,916,085.91

Liabilities & Fund Balance:

Accounts Payable	1,616,788.97
Accrued Vacation Payable	5,349,701.36
Accrued Comp. Payable	197,062.95
Revenues Collected in Advance	27,592,833.52
Investments in General Fixed Assets	28,545,005.05
Deferred Revenue-Rendition Penalties	1,029,729.02

Fund Balance:

Assigned for:	
Prior Years Encumbrances	1,010,479.45
Insurance	4,848,174.46
Major Repairs and Rehabilitation Projects	6,972,808.25
Operating Reserve	17,451,643.22
2025 Budget Reserve	1,000,000.00
Unrestricted Fund Balance	7,680,239.18
2025 Transactions to Date	8,621,620.48
Total Fund Balance	47,584,965.04

Total Liabilities & Fund Balance	111,916,085.91
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**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**June 30, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
Salaries & Wages Related				
5000: ARB Board Members	2,981,000	0	799,040	2,181,960
5000: Overtime	698,001	0	205,947	492,054
5000: Part-Time Seasonal Wages	485,880	223,249	246,630	16,001
5000: Salaries & Wages Net	52,918,049	26,712,148	24,741,555	1,464,346
<b>Total Salaries &amp; Wages Related</b>	<b>57,082,930</b>	<b>26,935,396</b>	<b>25,993,171</b>	<b>4,154,362</b>
Employee Benefits Related				
5100: FICA Medicare	830,676	398,867	363,631	68,178
5100: Group Dental Insurance	282,678	0	(93,166)	375,844
5100: Group Health Insurance	10,336,484	30,000	826,827	9,479,657
5100: Group Life & LTD Insurance	188,026	0	97,138	90,888
5100: Group Vision Insurance	77,328	0	27,582	49,746
5100: Retirement	9,121,836	4,626,270	4,497,811	(2,245)
5100: Social Security	221,147	73,243	58,200	89,704
5100: Unemployment Insurance	244,618	0	57,778	186,840
5100: Workers Compensation Ins	100,925	0	82,756	18,169
<b>Total Employee Benefits Related</b>	<b>21,403,718</b>	<b>5,128,380</b>	<b>5,918,557</b>	<b>10,356,781</b>
Office and Field Operations				
5200: Appraisal Supplies	15,380	0	348	15,032
5200: Security Services	395,000	74,558	135,974	184,469
5200: Online Subscription	479,829	209,953	274,303	(4,427)
5200: Communications Services	399,585	169,570	211,714	18,300
5200: Copier, Supplies & Maint	114,350	32,815	31,029	50,506
5200: Education Travel & Expenses	335,522	2,733	85,125	247,664
5200: Employee Recognition Activities	60,000	19,403	26,306	14,291
5200: Field Travel, Vanpool & Other	468,620	0	175,953	292,667
5200: Mapping Reproduction & Supplies	3,250	0	0	3,250
5200: Office Equipment Maint	52,200	938	4,250	47,012
5200: Office Supplies	166,574	5,183	47,361	114,030
5200: Paper, Computer Stock	65,000	23,291	17,112	24,597
5200: Photocopier Leases	143,200	12,180	24,360	106,660
5200: Postage, Mailing & Handling	3,153,042	349,409	1,612,907	1,190,727
5200: Printing, Forms & Stationery	28,400	20,803	3,827	3,771
5200: Prof Registration Dues	90,000	1,315	106,463	(17,778)
5200: Public Notice Advertising	18,000	122	2,789	15,090
5200: Records Storage & Supplies	25,000	6,518	6,854	11,628
5200: Seminars & Other Tuition	422,331	10,758	122,745	288,829
5200: Vehicle Gasoline & Maint	34,000	6,902	8,992	18,106
<b>Total Office and Field Operations</b>	<b>6,469,283</b>	<b>946,451</b>	<b>2,898,412</b>	<b>2,624,420</b>

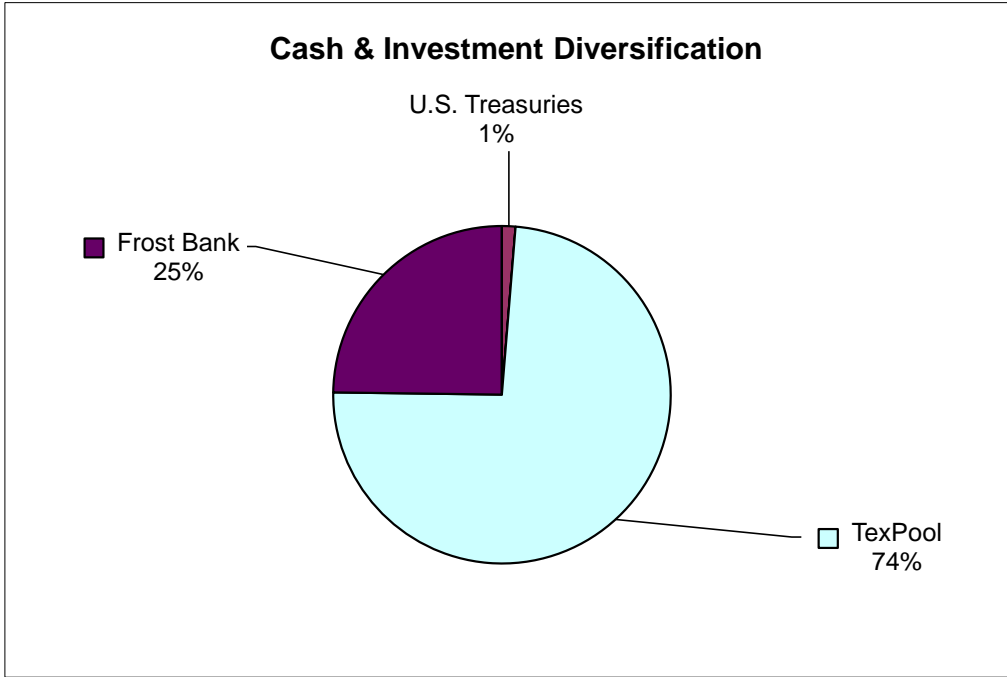
**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**June 30, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
Computer Operations				
5300: Computer Supplies	16,000	0	0	16,000
5300: Hardware Maintenance & Support	460,500	0	459,217	1,283
5300: Minor Equipment - Infrastructure	799,000	41,178	194,775	563,047
5300: Minor Equipment - Office & Field Operations	542,000	1,255	154,221	386,524
5300: Software Maintenance & Support	1,615,200	49,879	1,467,336	97,985
5300: Software Purchases	56,250	0	0	56,250
5300: Software Subscription	3,404,535	147,651	3,376,866	(119,982)
<b>Total Computer Operations</b>	<b>6,893,485</b>	<b>239,963</b>	<b>5,652,416</b>	<b>1,001,106</b>
Professional Services				
5400: Appraisal Services	1,688,320	642,299	1,030,143	15,878
5400: Arbitrator Fees & Services	470,000	13,500	236,625	219,875
5400: Election Services	1,000,000	0	0	1,000,000
5400: Financial Auditing	67,080	0	15,955	51,125
5400: Other Professional Services	2,883,725	699,471	828,452	1,355,802
5410: State Office Of Admin Hearings	5,000	0	0	5,000
5410: Legal Services	10,983,967	242,111	4,471,159	6,270,697
<b>Total Professional Services</b>	<b>17,098,092</b>	<b>1,597,380</b>	<b>6,582,334</b>	<b>8,918,378</b>
Office Space, Utilities & Related				
5500: Casualty & Liability Insurance	206,000	644	222,932	(17,576)
5510: Building & Fixture Maintenance	1,520,043	656,193	654,230	209,621
5520: Office Space	120,000	57,581	74,036	(11,616)
5530: Utilities	502,000	234,945	198,555	68,500
<b>Total Office Space, Utilities &amp; Related</b>	<b>2,348,043</b>	<b>949,362</b>	<b>1,149,752</b>	<b>248,929</b>
Capital Purchases				
5700: Capital Purchases	75,000	4,302	37,652	33,046
<b>Total Capital Purchases</b>	<b>75,000</b>	<b>4,302</b>	<b>37,652</b>	<b>33,046</b>
<b>Total Expenditures</b>	<b>111,370,551</b>	<b>35,801,234</b>	<b>48,232,295</b>	<b>27,337,022</b>

**Harris Central Appraisal District  
 Combined Revenues and Expenditures - General Fund  
 June 30, 2025**

<b>Account Name</b>	<b>Budget</b>	<b>Year to Date Encumbrances</b>	<b>Year to Date Revenue &amp; Expenditures</b>	<b>Budget Variance</b>
<b>ALLOCATION &amp; REVENUES:</b>				
Jurisdiction Allocations	110,370,551	0	55,185,864	55,184,687
Investment Interest	0	0	743,776	(743,776)
Other Income	0	0	1,003,596	(1,003,596)
Unreserved Funds - General Fund	1,000,000	0	0	1,000,000
<b>Total Revenue</b>	<b>111,370,551</b>	<b>0</b>	<b>56,933,236</b>	<b>54,437,315</b>
<b>EXPENDITURES:</b>				
Salaries, Wages & Related	57,082,930	26,935,396	25,993,171	4,154,362
Employee Benefits & Related	21,403,718	5,128,380	5,918,557	10,356,781
Office & Field Operations	6,469,283	946,451	2,898,412	2,624,420
Computer Operations	6,893,485	239,963	5,652,416	1,001,106
Professional Services	17,098,092	1,597,380	6,582,334	8,918,378
Office Space, Utilities, & Maintenance	2,348,043	949,362	1,149,752	248,929
Capital Purchases	75,000	4,302	37,652	33,046
<b>Total Expenditures</b>	<b>111,370,551</b>	<b>35,801,234</b>	<b>48,232,295</b>	<b>27,337,022</b>

**INVESTMENT REPORT  
HARRIS CENTRAL APPRAISAL DISTRICT  
June 30, 2025**



The Harris Central Appraisal District's investment portfolio is in compliance with the HCAD Investment Policy's investment strategies and Chapter 2256 of the Texas Local Government Code.

Report approved by:

Theresa Paul  
Chief Financial Officer

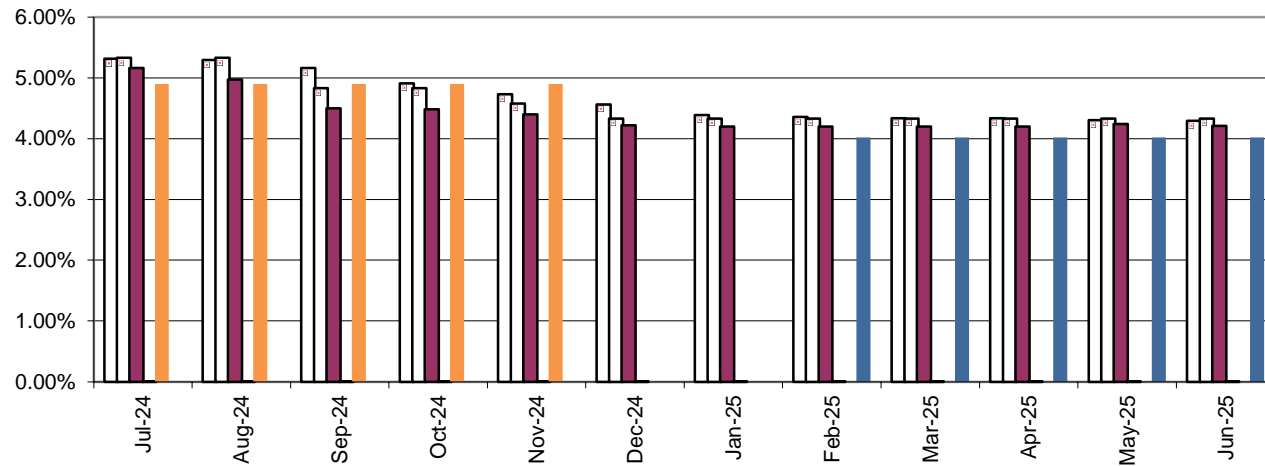
Report approved by:

Tracey Dang  
Controller

Tomas Sanchez  
Assistant Controller

Kim McKellip  
Budget and Finance Manager

## YIELD ON INVESTMENTS AND BENCHMARKS AT MONTH-END



	Jul-24	Aug-24	Sep-24	Oct-24	Nov-24	Dec-24	Jan-25	Feb-25	Mar-25	Apr-25	May-25	Jun-25
■ TexPool	5.32%	5.30%	5.16%	4.91%	4.73%	4.56%	4.39%	4.36%	4.33%	4.34%	4.31%	4.30%
■ Fed Funds	5.33%	5.33%	4.83%	4.83%	4.58%	4.33%	4.33%	4.33%	4.33%	4.33%	4.33%	4.33%
■ 90 Day TBill	5.16%	4.97%	4.50%	4.48%	4.40%	4.22%	4.20%	4.20%	4.20%	4.20%	4.24%	4.21%
■ Frost Bank	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%	0.01%
■ U.S. T Bills 912797HP5	4.90%	4.90%	4.90%	4.90%	4.90%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%
■ U.S. T Bills 912797PD3	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	4.02%	4.02%	4.02%	4.02%	4.02%

**SECURITIES INVENTORY**  
as of June 30, 2025

Fund	Purchase Date	Security	Coupon	Rating	Maturity	Yield	Beginning Book/Market	Purchases Deposits	Withdrawals Redemptions	Interest Earnings	Ending Book/Market
General Fund		<b>US Treasury Bill</b>									
	11-Feb-25	U.S. T Bills 912797PD3	n/a	AAA	22-Jan-26	4.02%	973,737	0	0	0	977,144
		Total Securities					973,737	0	0	0	977,144
		<b>Pools</b>									
General Fund	n/a	TexPool	0.00%	AAAm	n/a	4.30%	26,677,092	8,000,000	0	98,979.26	34,776,071
Int. Srv. Fund	n/a	TexPool	0.00%	AAAm	n/a	4.30%	5,475,325	0	1,200,000	17,884.09	4,293,209
Op Reserve Fund	n/a	TexPool	0.00%	AAAm	n/a	4.30%	17,390,225	0	0	61,418.58	17,451,643
		Total Pools					49,542,642	8,000,000	1,200,000	178,282	56,520,924

FUNDS ON DEPOSIT & PLEDGED SECURITIES  
Harris Central Appraisal District  
June 30, 2025

**Funds on Deposit**

	<u>Amount</u>
Interest bearing bank balance, Concentration Account, Frost Bank	18,277,262.12
Interest bearing bank balance, Payroll Tax Account, Frost Bank	12,268.62
Interest bearing bank balance, Insurance Account, Frost Bank	634,093.77
Total Deposits at Frost Bank	<u><u>\$18,923,624.51</u></u>

**Pledged Securities at BNY Mellon as Tri-Party Collateral Custodian at Frost Bank**

Total Securities Value with FDIC insurance	20,850,811.24
Total Collateral Value	18,923,624.51
Excess Pledge Value	<u><u>\$1,927,186.73</u></u>

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 01 Jul 2025**

FTHA21 - HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Par Amount	Description	Source Account	Price	Market Value (USD)	Mkt Value + Intr (USD)	Collateral Value (USD)	Accr Int Factor	Price Factor
Cpn Rate	Currency	Exchange Rate	Maturity	Type	Issuer	Accrued Interest	Margin	Margin %
		Mdy	S&P	Fitch	Security Code			
1,495,000.00	YSLETA TEX INDPT SCH DIST	ULTD	101.562000	1,518,351.90	1,546,590.79	1,405,991.63	0.018889	1.000000
5.00000	USD	1.0000000000	15-Aug-2040	MUBD	01CPDI	28,238.89	140,599.16	110.00 %
		8II						
770,000.00	YSLETA TEX INDPT SCH DIST	ULTD	101.727000	783,297.90	797,842.34	725,311.22	0.018889	1.000000
5.00000	USD	1.0000000000	15-Aug-2038	MUBD	01CPDI	14,544.44	72,531.12	110.00 %
		8II						
1,735,000.00	PHARR-SAN JUAN-ALAMO TEX INDPT		82.139000	1,425,111.65	1,446,799.15	1,315,271.95	0.012500	1.000000
3.00000	USD	1.0000000000	01-Feb-2040	MUBD	01CNXE	21,687.50	131,527.20	110.00 %
		8II						
1,695,000.00	MEDINA VALLEY TEX INDPT SCH DI		75.083000	1,272,656.85	1,291,866.85	1,174,424.41	0.011333	1.000000
3.00000	USD	1.0000000000	15-Feb-2044	MUBD	01CN93	19,210.00	117,442.44	110.00 %
		8II						
2,665,000.00	MANSFIELD TEX INDPT SCH DIST		88.335000	2,354,127.75	2,394,398.86	2,176,726.24	0.015111	1.000000
4.00000	USD	1.0000000000	15-Feb-2049	MUBD	01CN3L	40,271.11	217,672.62	110.00 %
		8II						
2,700,000.00	LEANDER TEX INDPT SCH DIST	UNLTD	100.377000	2,710,179.00	2,761,179.00	2,510,162.73	0.018889	1.000000
5.00000	USD	1.0000000000	15-Aug-2048	MUBD	01CMXC	51,000.00	251,016.27	110.00 %
		8II						
1,095,000.00	EAGLE MTN & SAGINAW TEX INDPT		101.196000	1,108,096.20	1,128,779.53	1,026,163.21	0.018889	1.000000
5.00000	USD	1.0000000000	15-Aug-2044	MUBD	01CKZ6	20,683.33	102,616.32	110.00 %
		8II						
1,535,000.00	COMMUNITY INDPT SCH DIST TEX		100.344000	1,540,280.40	1,569,274.84	1,426,613.49	0.018889	1.000000
5.00000	USD	1.0000000000	15-Feb-2054	MUBD	01CKLW	28,994.44	142,661.35	110.00 %
		8II						
1,565,000.00	COMMUNITY INDPT SCH DIST TEX		100.125000	1,566,956.25	1,596,517.36	1,451,379.42	0.018889	1.000000
5.00000	USD	1.0000000000	15-Feb-2048	MUBD	01CKLW	29,561.11	145,137.94	110.00 %
		8II						
1,030,000.00	COMAL TEX INDPT SCH DIST	ULTD	99.202000	1,021,780.60	1,038,947.27	944,497.52	0.016667	1.000000
4.00000	USD	1.0000000000	01-Feb-2036	MUBD	01CKLH	17,166.67	94,449.75	110.00 %
		8II						
160,000.00	BEXAR CNTY TEX	LTD TAX REF	99.883000	159,812.80	160,026.13	145,478.30	0.001333	1.000000
3.00000	USD	1.0000000000	15-Jun-2028	MUBD	01CK21	213.33	14,547.83	110.00 %
		8II						
3,805,000.00	BARTLETT TEX INDPT SCH DIST		88.486000	3,366,892.30	3,424,390.08	3,113,081.89	0.015111	1.000000
4.00000	USD	1.0000000000	15-Aug-2047	MUBD	01CJX4	57,497.78	311,308.19	110.00 %
		8II						
1,785,000.00	ARGYLE TEX INDPT SCH DIST	UNLTD	93.402000	1,667,225.70	1,694,199.03	1,540,180.94	0.015111	1.000000
4.00000	USD	1.0000000000	15-Aug-2042	MUBD	01CJSB	26,973.33	154,018.09	110.00 %
		8II						

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 01 Jul 2025**

FTHA21 - HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Par Amount Cpn Rate	Description Currency	Source Account Exchange Rate	Account Mdy	S&P	Fitch	Security Code	Price Maturity	Market Value (USD) Type	Mkt Value + Intr (USD) Issuer	Collateral Value (USD) Accrued Interest	Accr Int Factor Margin	Price Factor Margin %
<b>Total</b>												
22,035,000.00								20,494,769.30	20,850,811.24	18,955,282.95		
										356,041.94	1,895,528.29	

Account: FTHA21 Account Name: HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Start Date: 04-Dec-2017 End Date: 01-Jul-2027

Repo Repricing Rate: 0.0000% Deal Currency: USD

Deal Amount: 18,954,257.81 Unwind Amount: 18,954,257.81

Deal Value -> Today: 18,954,257.81 -> Next Business Day: 18,954,257.81

Listed Positions: 13 Listed Securities Par 22,035,000.00

1) Listed Securities Market Value	:	20,494,769.30
2) + Listed Securities Accrued Interest	:	356,041.94
3) = Listed Securities Total Value	:	20,850,811.24
4) + Cash Total Pledged	:	0.00
5) + Unlisted, Margined Securities Value	:	0.00
6) - Listed Securities Margin Amount	:	1,895,528.29
7) - Cash Collateral Margin Amount	:	0.00
8) = Total Securities + Cash Coll Value	:	18,955,282.95
9) = Total Required Collateral Value	:	18,954,257.81

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 01 Jul 2025**

Grand Totals : Number of Accounts:	1		
Deal Amount:	18,954,257.81	Unwind Amount:	18,954,257.81
Deal Value -> Today:	18,954,257.81	-> Next Business Day:	18,954,257.81
Listed Positions:	13	Listed Securities Par Value:	22,035,000.00

<b>1) Listed Securities Market Value</b>	:	20,494,769.30
<b>2) + Listed Securities Accrued Interest</b>	:	356,041.94
<b>3) = Listed Securities Total Value</b>	:	20,850,811.24
<b>4) + Cash Total Pledged</b>	:	0.00
<b>5) + Unlisted, Margined Securities Value</b>	:	0.00
<b>6) - Listed Securities Margin Amount</b>	:	1,895,528.29
<b>7) - Cash Collateral Margin Amount</b>	:	0.00
<b>8) = Total Securities + Cash Coll Value</b>	:	18,955,282.95
<b>9) = Total Required Collateral Value</b>	:	18,954,257.81

**BROKER DEALER SERVICES DIVISION  
PRICING, INDICATIVE DATA AND OTHER DISCLOSURES**

The prices of financial assets and indicative data reported or reflected in reports furnished by the Broker Dealer Services Division (BDS) of The Bank of New York Mellon (BNY) generally are provided by data providers and ratings agencies ("vendors") used by BDS in the ordinary course of business. Trust receipts will be valued based on the face amount of the underlying financial assets, as set forth therein. Prices and indicative data are not independently verified, and may contain errors or omissions.

With respect to certain newly issued financial assets, if vendors do not provide prices, such financial assets will be valued at par or the new issue price for up to three business days. Thereafter, such financial assets will be valued at zero.

With respect to certain financial assets other than new issues, vendors may not provide prices and may not update prices previously provided on a regular basis. If vendors do not provide prices or update previously reported prices within three business days, such financial assets will be valued at zero, unless other arrangements are agreed in writing.

Notwithstanding the foregoing, certain hard-to-price, thinly traded or illiquid financial assets are valued monthly with no adjustment during the interim period (details are available upon request by contacting BDS).

Although BNY will not utilize prices obtained from brokers or dealers in providing services, BNY may obtain from any broker or dealer prices and other information and data such as offering memoranda, observable and non-observable information and assumptions in order to assist BNY's vendors in determining prices of particular financial assets.

With respect to certain financial assets that are not widely held or regularly traded, vendors may report prices based on valuation models which reflect underlying non-observable assumptions that may not be accurate or complete and such models and/or prices may not be regularly adjusted.

The prices reported by BDS may differ from the prices reported or used by other divisions of BNY or its subsidiaries or affiliates, and such differences may or may not be material. Margin values reported in connection with triparty transactions may differ from margin values used by BNY for its own account or for the account of its subsidiaries, affiliates or other clients.

Unless otherwise agreed in writing, financial assets held as collateral may include financial assets in default, provided that the prices of such financial assets are made available to BNY by a vendor which BNY uses generally for valuing such financial assets.

Unless otherwise agreed in writing, financial assets held as collateral may include financial assets issued by your transaction counterparty or its subsidiaries or affiliates.

Average Traded Volume data is obtained from primary or secondary securities exchanges.

Market data, which is subject to availability, may or may not be current.

The information reported or reflected herein is proprietary to its suppliers and is for your internal use only. It may not be copied, reproduced, published, posted, transmitted, displayed, stored, modified, sublicensed, transferred, disclosed or distributed or used for any purpose without BNY's express written permission or that of its vendors or other third parties, as applicable.

REPORTED PRICES, WHETHER PROVIDED BY VENDORS OR OTHERWISE OBTAINED AS DESCRIBED HEREIN, MAY NOT REFLECT THE ACTUAL AMOUNT THAT CAN BE REALIZED UPON THE SALE OF PARTICULAR FINANCIAL ASSETS.

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**Financial Statements  
for period ended  
July 31, 2025**

**Harris Central Appraisal District  
Consolidated Balance Sheet  
July 31, 2025**

Assets:

Texpool Investment		31,902,720.07
Petty Cash		1,600.00
Texpool-Restricted Operating Reserve		17,515,555.75
Texpool-Blue Cross		3,207,373.27
Cash-INSURANCE-Frost Bank		659,325.00
Cash-EFTPS-Frost Bank		12,269.60
Cash in Bank- Frost Bank		13,643,297.79
Assessments Receivable		(25,218.33)
Treasury Bill 912797PD3		963,056.26
Other Accounts Receivable		98,194.42
Employees Receivable		(2,310.10)
Accounts Receivable-Rendition Penalties		3,331,378.27
Allowance-Rendition Penalties		(2,301,649.25)
Fixed Assets:		
Building	20,121,136.40	
Less: Accumulated Depreciation	(7,588,729.54)	
Furniture, Fixtures & Equipment	441,288.74	
Less: Accumulated Depreciation	(391,819.16)	
Computer & Peripherals	6,503,581.32	
Less: Accumulated Depreciation	(6,015,044.83)	
Vehicles	193,178.92	
Less: Accumulated Depreciation	(166,494.02)	
Right-To-Use Record Center Lease Asset	508,266.25	
Less: Accumulated Depreciation	(90,005.28)	
Right-To-Use Software Subscription Assets	5,758,471.00	
Less: Accumulated Depreciation	(2,554,082.00)	
Land	2,335,000.00	
Intangibles	7,770,075.00	
Work in progress - building capital projects	1,258,591.04	
Total Fixed Assets		28,083,413.84
Amount Provided for Accrued Vacation		5,349,701.36
Total Assets		102,438,707.95

Liabilities & Fund Balance:

Accounts Payable		671,153.87
Accrued Vacation Payable		5,349,701.36
Accrued Comp. Payable		197,062.95
Revenues Collected in Advance		18,395,282.52
Investments in General Fixed Assets		28,083,413.84
Deferred Revenue-Rendition Penalties		1,029,729.02
Fund Balance:		
Assigned for:		
Prior Years Encumbrances	984,566.87	
Election Services	1,000,000.00	
Insurance	3,810,162.63	
Major Repairs and Rehabilitation Projects	6,968,525.67	
Operating Reserve	17,515,555.75	
2025 Budget Reserve	1,000,000.00	
Unrestricted Fund Balance	6,684,521.76	
2025 Transactions to Date	10,749,031.71	
Total Fund Balance		48,712,364.39
Total Liabilities & Fund Balance		102,438,707.95

**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**July 31, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
Salaries & Wages Related				
5000: ARB Board Members	2,961,000	0	1,164,952	1,796,048
5000: Overtime	698,001	0	262,866	435,135
5000: Part-Time Seasonal Wages	485,880	180,826	354,345	(49,290)
5000: Salaries & Wages Net	52,918,049	22,713,919	28,741,789	1,462,340
<b>Total Salaries &amp; Wages Related</b>	<b>57,062,930</b>	<b>22,894,745</b>	<b>30,523,952</b>	<b>3,644,234</b>
Employee Benefits Related				
5100: FICA Medicare	830,676	336,068	426,430	68,178
5100: Group Dental Insurance	282,678	0	(107,653)	390,331
5100: Group Health Insurance	10,336,484	40,000	970,088	9,326,396
5100: Group Life & LTD Insurance	188,026	0	118,514	69,512
5100: Group Vision Insurance	77,328	0	24,097	53,231
5100: Retirement	9,121,836	3,935,112	5,188,969	(2,245)
5100: Social Security	221,147	47,748	83,695	89,704
5100: Unemployment Insurance	244,618	0	63,808	180,810
5100: Workers Compensation Ins	100,925	0	82,756	18,169
<b>Total Employee Benefits Related</b>	<b>21,403,718</b>	<b>4,358,928</b>	<b>6,850,703</b>	<b>10,194,087</b>
Office and Field Operations				
5200: Appraisal Supplies	15,880	0	572	15,308
5200: Security Services	395,000	65,063	157,768	172,169
5200: Online Subscription	522,829	164,414	321,019	37,395
5200: Communications Services	399,585	149,279	244,626	5,680
5200: Copier, Supplies & Maint	114,350	33,964	33,880	46,506
5200: Education Travel & Expenses	338,522	0	134,150	204,372
5200: Employee Recognition Activities	60,000	14,656	31,118	14,226
5200: Field Travel, Vanpool & Other	472,120	0	191,425	280,695
5200: Mapping Reproduction & Supplies	3,250	0	0	3,250
5200: Office Equipment Maint	52,200	272	5,216	46,712
5200: Office Supplies	160,074	8,330	54,807	96,937
5200: Paper, Computer Stock	65,000	21,133	19,270	24,597
5200: Photocopier Leases	118,200	8,120	28,420	81,660
5200: Postage, Mailing & Handling	3,128,042	325,547	1,790,269	1,012,227
5200: Printing, Forms & Stationery	28,400	20,776	3,854	3,771
5200: Prof Registration Dues	115,000	630	109,913	4,457
5200: Public Notice Advertising	18,000	84	3,326	14,590
5200: Records Storage & Supplies	22,000	5,426	7,946	8,628
5200: Seminars & Other Tuition	396,831	82,198	143,622	171,011
5200: Vehicle Gasoline & Maint	31,000	6,573	9,072	15,355
<b>Total Office and Field Operations</b>	<b>6,456,283</b>	<b>906,466</b>	<b>3,290,273</b>	<b>2,259,544</b>

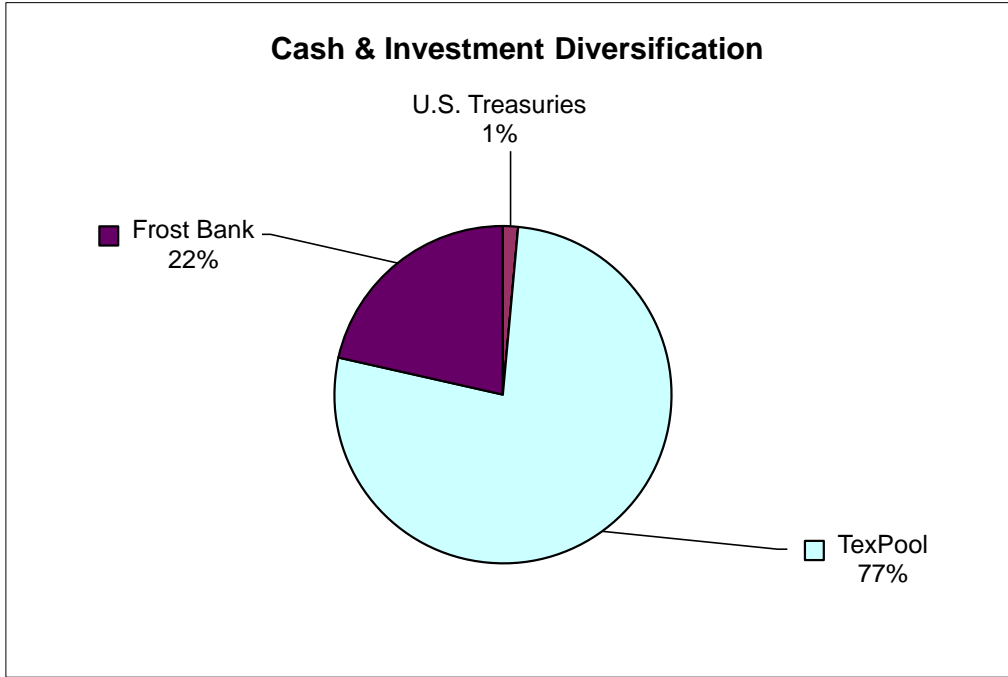
**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**July 31, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
<b>Computer Operations</b>				
5300: Computer Supplies	16,000	0	0	16,000
5300: Hardware Maintenance & Support	460,500	0	459,217	1,283
5300: Minor Equipment - Infrastructure	799,000	18,051	218,525	562,424
5300: Minor Equipment - Office & Field Operations	542,000	6,366	155,077	380,557
5300: Software Maintenance & Support	1,615,200	0	1,517,215	97,985
5300: Software Purchases	41,250	0	0	41,250
5300: Software Subscription	3,404,535	210,307	3,451,585	(257,357)
<b>Total Computer Operations</b>	<b>6,878,485</b>	<b>234,724</b>	<b>5,801,620</b>	<b>842,141</b>
<b>Professional Services</b>				
5400: Appraisal Services	1,688,320	514,286	1,158,156	15,878
5400: Arbitrator Fees & Services	470,000	7,450	250,725	211,825
5400: Financial Auditing	67,080	55,127	16,565	(4,612)
5400: Other Professional Services	2,890,725	640,405	921,785	1,328,535
5410: State Office Of Admin Hearings	5,000	0	0	5,000
5410: Legal Services	10,983,967	190,337	5,366,456	5,427,174
<b>Total Professional Services</b>	<b>16,105,092</b>	<b>1,407,605</b>	<b>7,713,687</b>	<b>6,983,800</b>
<b>Office Space, Utilities &amp; Related</b>				
5500: Casualty & Liability Insurance	226,000	0	223,576	2,424
5510: Building & Fixture Maintenance	1,520,043	614,642	792,350	113,051
5520: Office Space	120,000	57,581	74,036	(11,616)
5530: Utilities	502,000	195,234	238,266	68,500
<b>Total Office Space, Utilities &amp; Related</b>	<b>2,368,043</b>	<b>867,456</b>	<b>1,328,228</b>	<b>172,359</b>
<b>Capital Purchases</b>				
5700: Capital Purchases	96,000	397,060	41,954	(343,014)
<b>Total Capital Purchases</b>	<b>96,000</b>	<b>397,060</b>	<b>41,954</b>	<b>(343,014)</b>
<b>Total Expenditures</b>	<b>110,370,551</b>	<b>31,066,984</b>	<b>55,550,417</b>	<b>23,753,150</b>

**Harris Central Appraisal District  
 Combined Revenues and Expenditures - General Fund  
 July 31, 2025**

Account Name	Budget	Year to Date Encumbrances	Year to Date Revenue & Expenditures	Budget Variance
<b>ALLOCATION &amp; REVENUES:</b>				
Jurisdiction Allocations	110,370,551	0	64,383,415	45,987,136
Investment Interest	0	0	791,563	(791,563)
Other Income	0	0	1,124,470	(1,124,470)
Unreserved Funds - General Fund	1,000,000	0	0	1,000,000
<b>Total Revenue</b>	<b>111,370,551</b>	<b>0</b>	<b>66,299,449</b>	<b>45,071,102</b>
<b>EXPENDITURES:</b>				
Salaries, Wages & Related	57,062,930	22,894,745	30,523,952	3,644,234
Employee Benefits & Related	21,403,718	4,358,928	6,850,703	10,194,087
Office & Field Operations	6,456,283	906,466	3,290,273	2,259,544
Computer Operations	6,878,485	234,724	5,801,620	842,141
Professional Services	16,105,092	1,407,605	7,713,687	6,983,800
Office Space, Utilities, & Maintenance	2,368,043	867,456	1,328,228	172,359
Capital Purchases	96,000	397,060	41,954	(343,014)
<b>Total Expenditures</b>	<b>110,370,551</b>	<b>31,066,984</b>	<b>55,550,417</b>	<b>23,753,150</b>

**INVESTMENT REPORT  
HARRIS CENTRAL APPRAISAL DISTRICT  
July 31, 2025**



The Harris Central Appraisal District's investment portfolio is in compliance with the HCAD Investment Policy's investment strategies and Chapter 2256 of the Texas Local Government Code.

Report approved by:

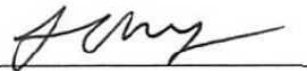


Theresa Paul  
Chief Financial Officer

Report approved by:



Tracey Dang  
Controller



Tomas Sanchez  
Assistant Controller



Kim McKellip  
Budget and Finance Manager



**SECURITIES INVENTORY**  
as of July 31, 2025

Fund	Purchase Date	Security	Coupon	Rating	Maturity	Yield	Beginning Book/Market	Purchases Deposits	Withdrawals Redemptions	Interest Earnings	Ending Book/Market
General Fund		<b>US Treasury Bill</b>									
	11-Feb-25	U.S. T Bills 912797PD3	n/a	AAA	22-Jan-26	4.02%	977,144	0	0	0	980,000
		Total Securities					977,144	0	0	0	980,000
		<b>Pools</b>									
General Fund	n/a	TexPool	0.00%	AAAm	n/a	4.31%	34,776,071	0	3,000,000	126,648.75	31,902,720
Int. Srv. Fund	n/a	TexPool	0.00%	AAAm	n/a	4.31%	4,293,209	0	1,100,000	14,164.15	3,207,373
Op Reserve Fund	n/a	TexPool	0.00%	AAAm	n/a	4.31%	17,451,643	0	0	63,912.53	17,515,556
		Total Pools					56,520,924	0	4,100,000	204,725	52,625,649

FUNDS ON DEPOSIT & PLEDGED SECURITIES  
Harris Central Appraisal District  
July 31, 2025

<b>Funds on Deposit</b>	<u>Amount</u>
Interest bearing bank balance, Concentration Account, Frost Bank	13,966,989.84
Interest bearing bank balance, Payroll Tax Account, Frost Bank	12,269.60
Interest bearing bank balance, Insurance Account, Frost Bank	659,325.00
Total Deposits at Frost Bank	<u><u>\$14,638,584.44</u></u>

**Pledged Securities at BNY Mellon as Tri-Party Collateral Custodian at Frost Bank**

Total Securities Value with FDIC insurance	16,138,255.31
Total Collateral Value	14,638,584.44
Excess Pledge Value	<u><u>\$1,499,670.87</u></u>

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 01 Aug 2025**

FTHA21 - HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Par Amount	Description	Source Account	Price	Market Value (USD)	Mkt Value + Intr (USD)	Collateral Value (USD)	Accr Int Factor	Price Factor
Cpn Rate	Currency	Exchange Rate	Maturity	Type	Issuer	Accrued Interest	Margin	Margin %
5,000,000.00	TEXAS ST DEPT HSG & CMNTY AFFA		98.745000	4,937,250.00	4,958,604.17	4,507,821.97	0.004271	1.000000
5.12500	USD	1.0000000000 8II Aa1	01-Jan-2048	MUBD	01W21P	21,354.17	450,782.20	110.00 %
1,700,000.00	SHALLOWATER TEX INDPT SCH DIST		91.768000	1,560,056.00	1,595,331.00	1,450,300.91	0.020750	1.000000
4.50000	USD	1.0000000000 8II Aaa	15-Feb-2052	MUBD	01COFO	35,275.00	145,030.09	110.00 %
4,450,000.00	SAN ANTONIO TEX COMBI TAX		97.440000	4,336,080.00	4,336,080.00	3,941,890.91	0.000000	1.000000
3.00000	USD	1.0000000000 8II Aaa AAA AA+	01-Feb-2031	MUBD	01W0CI	0.00	394,189.09	110.00 %
440,000.00	LUBBOCK COOPER TEX INDPT SCH D		64.712000	284,732.80	290,312.24	263,920.22	0.012681	1.000000
2.75000	USD	1.0000000000 8II AAA AAA	15-Feb-2049	MUBD	01CN14	5,579.44	26,392.02	110.00 %
6,530,000.00	FORT BEND TEX INDPT SCH DIST		74.519000	4,866,090.70	4,957,927.89	4,507,207.18	0.014064	1.000000
3.05000	USD	1.0000000000 8II AAA AAA	15-Aug-2044	MUBD	01CLAY	91,837.19	450,720.72	110.00 %

Total

18,120,000.00		15,984,209.50	16,138,255.31	14,671,141.19	154,045.81	1,467,114.12
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Account: FTHA21 Account Name: HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Start Date: 04-Dec-2017 End Date: 02-Aug-2027  
 Repo Repricing Rate: 0.0000% Deal Currency: USD  
 Deal Amount: 14,669,715.86 Unwind Amount: 14,669,715.86  
 Deal Value -> Today: 14,669,715.86 -> Next Business Day: 14,669,715.86  
 Listed Positions: 5 Listed Securities Par 18,120,000.00

1) Listed Securities Market Value	:	15,984,209.50
2) + Listed Securities Accrued Interest	:	154,045.81
3) = Listed Securities Total Value	:	16,138,255.31
4) + Cash Total Pledged	:	0.00
5) + Unlisted, Margined Securities Value	:	0.00
6) - Listed Securities Margin Amount	:	1,467,114.12
7) - Cash Collateral Margin Amount	:	0.00
8) = Total Securities + Cash Coll Value	:	14,671,141.19
9) = Total Required Collateral Value	:	14,669,715.86

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 01 Aug 2025**

Grand Totals : Number of Accounts:	1		
Deal Amount:	14,669,715.86	Unwind Amount:	14,669,715.86
Deal Value -> Today:	14,669,715.86	-> Next Business Day:	14,669,715.86
Listed Positions:	5	Listed Securities Par Value:	18,120,000.00

<b>1) Listed Securities Market Value</b>	:	15,984,209.50
<b>2) + Listed Securities Accrued Interest</b>	:	154,045.81
<b>3) = Listed Securities Total Value</b>	:	16,138,255.31
<b>4) + Cash Total Pledged</b>	:	0.00
<b>5) + Unlisted, Margined Securities Value</b>	:	0.00
<b>6) - Listed Securities Margin Amount</b>	:	1,467,114.12
<b>7) - Cash Collateral Margin Amount</b>	:	0.00
<b>8) = Total Securities + Cash Coll Value</b>	:	14,671,141.19
<b>9) = Total Required Collateral Value</b>	:	14,669,715.86

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Notwithstanding the foregoing, certain hard-to-price, thinly traded or illiquid financial assets are valued monthly with no adjustment during the interim period (details are available upon request by contacting BDS).

Although BNY will not utilize prices obtained from brokers or dealers in providing services, BNY may obtain from any broker or dealer prices and other information and data such as offering memoranda, observable and non-observable information and assumptions in order to assist BNY's vendors in determining prices of particular financial assets.

With respect to certain financial assets that are not widely held or regularly traded, vendors may report prices based on valuation models which reflect underlying non-observable assumptions that may not be accurate or complete and such models and/or prices may not be regularly adjusted.

The prices reported by BDS may differ from the prices reported or used by other divisions of BNY or its subsidiaries or affiliates, and such differences may or may not be material. Margin values reported in connection with triparty transactions may differ from margin values used by BNY for its own account or for the account of its subsidiaries, affiliates or other clients.

Unless otherwise agreed in writing, financial assets held as collateral may include financial assets in default, provided that the prices of such financial assets are made available to BNY by a vendor which BNY uses generally for valuing such financial assets.

Unless otherwise agreed in writing, financial assets held as collateral may include financial assets issued by your transaction counterparty or its subsidiaries or affiliates.

Average Traded Volume data is obtained from primary or secondary securities exchanges.

Market data, which is subject to availability, may or may not be current.

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REPORTED PRICES, WHETHER PROVIDED BY VENDORS OR OTHERWISE OBTAINED AS DESCRIBED HEREIN, MAY NOT REFLECT THE ACTUAL AMOUNT THAT CAN BE REALIZED UPON THE SALE OF PARTICULAR FINANCIAL ASSETS.

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**Financial Statements  
for period ended  
August 31, 2025**

**Harris Central Appraisal District  
Consolidated Balance Sheet  
August 31, 2025**

Assets:

Texpool Investment		28,009,938
Petty Cash		1,600
Texpool-Restricted Operating Reserve		17,579,601
Texpool-Blue Cross		5,626,422
Cash-INSURANCE-Frost Bank		356,324
Cash-EFTPS-Frost Bank		12,271
Cash in Bank- Frost Bank		11,779,008
Assessments Receivable		21,028,584
Treasury Bill 912797PD3		963,056
Other Accounts Receivable		20,972
Employees Receivable		1,193
Accounts Receivable-Rendition Penalties		3,331,378
Allowance-Rendition Penalties		(2,301,649)
Fixed Assets:		
Building	20,121,136	
Less: Accumulated Depreciation	(7,588,730)	
Furniture, Fixtures & Equipment	441,289	
Less: Accumulated Depreciation	(391,819)	
Computer & Peripherals	6,503,581	
Less: Accumulated Depreciation	(6,015,045)	
Vehicles	193,179	
Less: Accumulated Depreciation	(166,494)	
Right-To-Use Record Center Lease Asset	508,266	
Less: Accumulated Depreciation	(90,005)	
Right-To-Use Software Subscription Assets	5,758,471	
Less: Accumulated Depreciation	(2,554,082)	
Land	2,335,000	
Intangibles	7,770,075	
Work in progress - building capital projects	1,258,591	
Total Fixed Assets		28,083,414
Amount Provided for Accrued Vacation		5,349,701
Total Assets		119,841,813

Liabilities & Fund Balance:

Accounts Payable		625,701
Accrued Vacation Payable		5,349,701
Accrued Comp. Payable		197,063
Revenues Collected in Advance		36,790,408
Investments in General Fixed Assets		28,083,414
Deferred Revenue-Rendition Penalties		1,029,729
Fund Balance:		
Assigned for:		
Prior Years Encumbrances	930,649	
Election Services	1,000,000	
Insurance	5,947,915	
Major Repairs and Rehabilitation Projects	6,744,239	
Operating Reserve	17,579,601	
2025 Budget Reserve	1,000,000	
Unrestricted Fund Balance	7,908,808	
2025 Transactions to Date	6,654,585	
Total Fund Balance		47,765,797
Total Liabilities & Fund Balance		119,841,813

**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**August 31, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
Salaries & Wages Related				
5000: ARB Board Members	2,961,000	0	1,517,769	1,443,231
5000: Overtime	700,001	0	312,110	387,891
5000: Part-Time Seasonal Wages	475,880	148,091	421,245	(93,456)
5000: Salaries & Wages Net	52,916,049	18,700,371	32,749,426	1,466,251
<b>Total Salaries &amp; Wages Related</b>	<b>57,052,930</b>	<b>18,848,463</b>	<b>35,000,550</b>	<b>3,203,918</b>
Employee Benefits Related				
5100: FICA Medicare	830,676	289,588	488,926	52,162
5100: Group Dental Insurance	282,678	0	(122,182)	404,860
5100: Group Health Insurance	10,336,484	40,000	5,111,435	5,185,049
5100: Group Life & LTD Insurance	188,026	0	114,588	73,438
5100: Group Vision Insurance	77,328	0	28,178	49,150
5100: Retirement	9,121,836	3,218,959	5,880,423	22,454
5100: Social Security	221,147	110,448	107,688	3,012
5100: Unemployment Insurance	244,618	0	67,403	177,215
5100: Workers Compensation Ins	100,925	28,718	82,756	(10,548)
<b>Total Employee Benefits Related</b>	<b>21,403,718</b>	<b>3,687,712</b>	<b>11,759,213</b>	<b>5,956,793</b>
Office and Field Operations				
5200: Appraisal Supplies	15,880	0	572	15,308
5200: Security Services	395,000	53,807	189,299	151,894
5200: Online Subscription	547,829	155,697	373,706	18,426
5200: Communications Services	399,585	122,150	284,596	(7,161)
5200: Copier, Supplies & Maint	114,350	22,011	58,935	33,405
5200: Education Travel & Expenses	335,522	1,986	151,922	181,614
5200: Employee Recognition Activities	60,000	526	45,249	14,226
5200: Field Travel, Vanpool & Other	465,620	0	209,323	256,297
5200: Mapping Reproduction & Supplies	3,250	0	0	3,250
5200: Office Equipment Maint	52,200	272	5,216	46,712
5200: Office Supplies	166,074	8,031	63,479	94,564
5200: Paper, Computer Stock	65,000	21,772	21,325	21,903
5200: Photocopier Leases	93,200	17,209	32,480	43,511
5200: Postage, Mailing & Handling	3,106,042	260,390	2,005,425	840,227
5200: Printing, Forms & Stationery	28,400	19,371	5,259	3,771
5200: Prof Registration Dues	115,000	0	111,730	3,270
5200: Public Notice Advertising	18,000	1,122	3,364	13,515
5200: Records Storage & Supplies	22,000	3,817	9,556	8,628
5200: Seminars & Other Tuition	385,331	9,668	228,253	147,410
5200: Vehicle Gasoline & Maint	31,000	2,412	13,243	15,345
<b>Total Office and Field Operations</b>	<b>6,419,283</b>	<b>700,240</b>	<b>3,812,931</b>	<b>1,906,113</b>

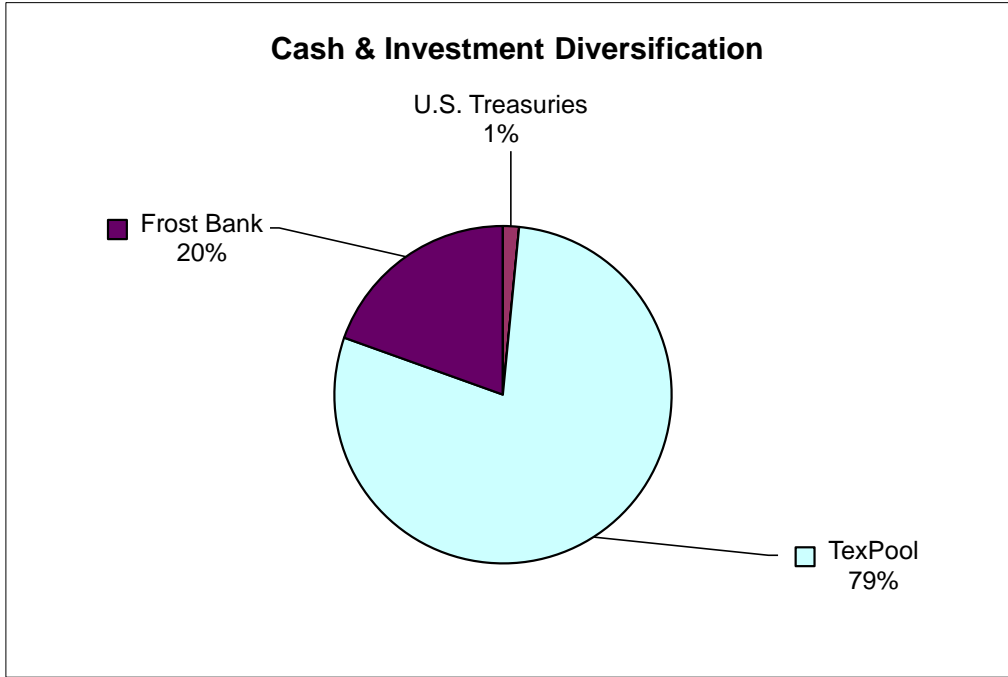
**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**August 31, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
Computer Operations				
5300: Computer Supplies	16,000	0	0	16,000
5300: Hardware Maintenance & Support	460,500	0	465,697	(5,197)
5300: Minor Equipment - Infrastructure	799,000	4,605	219,175	575,220
5300: Minor Equipment - Office & Field Operations	542,000	21,504	155,331	365,165
5300: Software Maintenance & Support	1,615,200	165,868	1,524,477	(75,145)
5300: Software Purchases	41,250	0	0	41,250
5300: Software Subscription	3,404,535	202,232	3,484,852	(282,549)
<b>Total Computer Operations</b>	<b>6,878,485</b>	<b>394,209</b>	<b>5,849,533</b>	<b>634,743</b>
Professional Services				
5400: Appraisal Services	1,678,320	427,008	1,245,434	5,878
5400: Arbitrator Fees & Services	445,000	400	257,775	186,825
5400: Election Services	1,000,000	0	1,000,000	0
5400: Financial Auditing	74,080	15,282	57,910	888
5400: Other Professional Services	2,965,725	521,424	1,042,913	1,401,388
5410: State Office Of Admin Hearings	5,000	0	0	5,000
5410: Legal Services	10,983,967	180,617	6,733,428	4,069,922
<b>Total Professional Services</b>	<b>17,152,092</b>	<b>1,144,731</b>	<b>10,337,460</b>	<b>5,669,902</b>
Office Space, Utilities & Related				
5500: Casualty & Liability Insurance	226,000	67,231	235,377	(76,608)
5510: Building & Fixture Maintenance	1,520,043	458,864	998,622	62,557
5520: Office Space	120,000	30,615	94,446	(5,061)
5530: Utilities	502,000	152,584	280,916	68,500
<b>Total Office Space, Utilities &amp; Related</b>	<b>2,368,043</b>	<b>709,294</b>	<b>1,609,361</b>	<b>49,388</b>
Capital Purchases				
5700: Capital Purchases	96,000	16,000	423,014	(343,014)
<b>Total Capital Purchases</b>	<b>96,000</b>	<b>16,000</b>	<b>423,014</b>	<b>(343,014)</b>
<b>Total Expenditures</b>	<b>111,370,551</b>	<b>25,500,648</b>	<b>68,792,061</b>	<b>17,077,842</b>

**Harris Central Appraisal District  
 Combined Revenues and Expenditures - General Fund  
 August 31, 2025**


<b>Account Name</b>	<b>Budget</b>	<b>Year to Date Encumbrances</b>	<b>Year to Date Revenue &amp; Expenditures</b>	<b>Budget Variance</b>
<b>ALLOCATION &amp; REVENUES:</b>				
Jurisdiction Allocations	110,370,551	0	73,580,966	36,789,585
Investment Interest	0	0	899,136	(899,136)
Other Income	0	0	1,172,715	(1,172,715)
Unreserved Funds - General Fund	1,000,000	0	0	1,000,000
<b>Total Revenue</b>	<b>111,370,551</b>	<b>0</b>	<b>75,652,817</b>	<b>35,717,734</b>
<b>EXPENDITURES:</b>				
Salaries, Wages & Related	57,052,930	18,848,463	35,000,550	3,203,918
Employee Benefits & Related	21,403,718	3,687,712	11,759,213	5,956,793
Office & Field Operations	6,419,283	700,240	3,812,931	1,906,113
Computer Operations	6,878,485	394,209	5,849,533	634,743
Professional Services	17,152,092	1,144,731	10,337,460	5,669,902
Office Space, Utilities, & Maintenance	2,368,043	709,294	1,609,361	49,388
Capital Purchases	96,000	16,000	423,014	(343,014)
<b>Total Expenditures</b>	<b>111,370,551</b>	<b>25,500,647.84</b>	<b>68,792,060.97</b>	<b>17,077,842</b>

**INVESTMENT REPORT  
HARRIS CENTRAL APPRAISAL DISTRICT  
August 31, 2025**




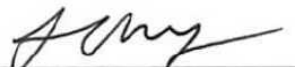
The Harris Central Appraisal District's investment portfolio is in compliance with the HCAD Investment Policy's investment strategies and Chapter 2256 of the Texas Local Government Code.

Report approved by:

  
\_\_\_\_\_  
Theresa Paul  
Chief Financial Officer

Report approved by:

  
\_\_\_\_\_  
Tracey Dang  
Controller

  
\_\_\_\_\_  
Tomas Sanchez  
Assistant Controller

  
\_\_\_\_\_  
Kim McKellip  
Budget and Finance Manager



**SECURITIES INVENTORY**  
as of August 31, 2025

Fund	Purchase Date	Security	Coupon	Rating	Maturity	Yield	Beginning Book/Market	Purchases Deposits	Withdrawals Redemptions	Interest Earnings	Ending Book/Market
<b>General Fund</b>											
<b>US Treasury Bill</b>											
	11-Feb-25	U.S. T Bills 912797PD3	n/a	AAA	22-Jan-26	4.02%	980,000	0	0	0	984,583
		Total Securities					980,000	0	0	0	984,583
<b>Pools</b>											
General Fund	n/a	TexPool	0.00%	AAAm	n/a	4.31%	31,902,720	0	4,000,000	107,218	28,009,938
Int. Srv. Fund	n/a	TexPool	0.00%	AAAm	n/a	4.31%	3,207,373	4,000,000	1,600,000	19,049	5,626,422
Op Reserve Fund	n/a	TexPool	0.00%	AAAm	n/a	4.31%	17,515,556	0	0	64,045	17,579,601
		Total Pools					52,625,649	4,000,000	5,600,000	190,312	51,215,961

FUNDS ON DEPOSIT & PLEDGED SECURITIES  
Harris Central Appraisal District  
August 31, 2025

**Funds on Deposit**

	<u>Amount</u>
Interest bearing bank balance, Concentration Account, Frost Bank	12,290,259
Interest bearing bank balance, Payroll Tax Account, Frost Bank	12,271
Interest bearing bank balance, Insurance Account, Frost Bank	356,324
Total Deposits at Frost Bank	<u><u>12,658,853</u></u>

**Pledged Securities at BNY Mellon as Tri-Party Collateral Custodian at Frost Bank**

Total Securities Value with FDIC insurance	14,240,225
Total Collateral Value	12,658,853
Excess Pledge Value	<u><u>1,581,371</u></u>

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 29 Aug 2025**

FTHA21 - HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Par Amount	Description	Source Account	Price	Market Value (USD)	Mkt Value + Intr (USD)	Collateral Value (USD)	Accr Int Factor	Price Factor					
Cpn Rate	Currency	Exchange Rate	Mdy	S&P	Fitch	Security Code	Maturity	Type	Issuer	Depository	Accrued Interest	Margin	Margin %
2,880,000.00	SHALLOWATER TEX INDPT SCH DIST		92.673000	2,668,982.40	2,674,022.40	2,430,929.45	0.001750	1.000000					
4.50000	USD	1.0000000000	8II	Aaa		819309NX9	15-Feb-2052	MUBD	01COFO	DTC	5,040.00	243,092.95	110.00 %
4,990,000.00	SAN ANTONIO TEX COMBI TAX		98.816000	4,930,918.40	4,942,561.73	4,493,237.94	0.002333	1.000000					
3.00000	USD	1.0000000000	8II	Aaa	AAA	AA+ 7962374G7	01-Feb-2031	MUBD	01W0CI	DTC	11,643.33	449,323.79	110.00 %
4,865,000.00	NORTH EAST INDPT SCH DIST TEX		100.910000	4,909,271.50	4,928,190.94	4,480,173.59	0.003889	1.000000					
5.00000	USD	1.0000000000	8II	Aaa	AAA	659155KX2	01-Aug-2043	MUBD	01CNM7	DTC	18,919.44	448,017.36	110.00 %
2,220,000.00	FORT BEND TEX INDPT SCH DIST		76.253000	1,692,816.60	1,695,449.77	1,541,317.97	0.001186	1.000000					
3.05000	USD	1.0000000000	8II	AAA	AAA	346843QW8	15-Aug-2044	MUBD	01CLAY	DTC	2,633.17	154,131.80	110.00 %

<b>Total</b>													
14,955,000.00								14,201,988.90		14,240,224.84	12,945,658.95	38,235.94	1,294,565.89

Account: FTHA21 Account Name: HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Start Date: 04-Dec-2017 End Date: 30-Aug-2027

Repo Repricing Rate: 0.0000% Deal Currency: USD

Deal Amount: 12,943,722.13 Unwind Amount: 12,943,722.13

Deal Value -> Today: 12,943,722.13 -> Next Business Day: 12,943,722.13

Listed Positions: 4 Listed Securities Par 14,955,000.00

1)	Listed Securities Market Value	:	14,201,988.90
2)	+ Listed Securities Accrued Interest	:	38,235.94
3)	= Listed Securities Total Value	:	14,240,224.84
4)	+ Cash Total Pledged	:	0.00
5)	+ Unlisted, Margined Securities Value	:	0.00
6)	- Listed Securities Margin Amount	:	1,294,565.89
7)	- Cash Collateral Margin Amount	:	0.00
8)	= Total Securities + Cash Coll Value	:	12,945,658.95
9)	= Total Required Collateral Value	:	12,943,722.13

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 29 Aug 2025**

Grand Totals : Number of Accounts:	1		
Deal Amount:	12,943,722.13	Unwind Amount:	12,943,722.13
Deal Value -> Today:	12,943,722.13	-> Next Business Day:	12,943,722.13
Listed Positions:	4	Listed Securities Par Value:	14,955,000.00

<b>1) Listed Securities Market Value</b>	:	14,201,988.90
<b>2) + Listed Securities Accrued Interest</b>	:	38,235.94
<b>3) = Listed Securities Total Value</b>	:	14,240,224.84
<b>4) + Cash Total Pledged</b>	:	0.00
<b>5) + Unlisted, Margined Securities Value</b>	:	0.00
<b>6) - Listed Securities Margin Amount</b>	:	1,294,565.89
<b>7) - Cash Collateral Margin Amount</b>	:	0.00
<b>8) = Total Securities + Cash Coll Value</b>	:	12,945,658.95
<b>9) = Total Required Collateral Value</b>	:	12,943,722.13

**BROKER DEALER SERVICES DIVISION  
PRICING, INDICATIVE DATA AND OTHER DISCLOSURES**

The prices of financial assets and indicative data reported or reflected in reports furnished by the Broker Dealer Services Division (BDS) of The Bank of New York Mellon (BNY) generally are provided by data providers and ratings agencies ("vendors") used by BDS in the ordinary course of business. Trust receipts will be valued based on the face amount of the underlying financial assets, as set forth therein. Prices and indicative data are not independently verified, and may contain errors or omissions.

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**Financial Statements  
for period ended  
September 30, 2025**

**Harris Central Appraisal District  
Consolidated Balance Sheet  
September 30, 2025**

Assets:

Texpool Investment		38,112,401
Petty Cash		1,600
Texpool-Restricted Operating Reserve		17,641,038
Texpool-Blue Cross		4,343,800
Cash-INSURANCE-Frost Bank		481,480
Cash-EFTPS-Frost Bank		12,271
Cash in Bank- Frost Bank		14,509,315
Assessments Receivable		769,646
Treasury Bill 912797PD3		963,056
Other Accounts Receivable		30,857
Employees Receivable		5,043
Accounts Receivable-Rendition Penalties		3,331,378
Allowance-Rendition Penalties		(2,301,649)
Prepaid Expenses		115,749
Fixed Assets:		
Building	21,379,727	
Less: Accumulated Depreciation	(7,588,730)	
Furniture, Fixtures & Equipment	441,289	
Less: Accumulated Depreciation	(391,819)	
Computer & Peripherals	6,503,581	
Less: Accumulated Depreciation	(6,015,045)	
Vehicles	193,179	
Less: Accumulated Depreciation	(166,494)	
Right-To-Use Record Center Lease Asset	508,266	
Less: Accumulated Depreciation	(90,005)	
Right-To-Use Software Subscription Assets	5,758,471	
Less: Accumulated Depreciation	(2,554,082)	
Land	2,335,000	
Intangibles	7,770,075	
Total Fixed Assets		28,083,414
Amount Provided for Accrued Vacation		5,349,701
Total Assets		111,449,099

Liabilities & Fund Balance:

Accounts Payable		2,038,389
Accrued Vacation Payable		5,349,701
Accrued Comp. Payable		1,874,792
Revenues Collected in Advance		27,592,856
Investments in General Fixed Assets		28,083,414
Deferred Revenue-Rendition Penalties		1,029,729
Fund Balance:		
Nonspendable:		
Prepaid items	115,749	
Assigned for:		
Prior Years Encumbrances	772,888	
Election Services	1,000,000	
Insurance	4,806,307	
Major Repairs and Rehabilitation Projects	6,624,152	
Operating Reserve	17,641,038	
2025 Budget Reserve	1,000,000	
Unrestricted Fund Balance	7,915,695	
2025 Transactions to Date	5,604,391	
Total Fund Balance		45,480,219
Total Liabilities & Fund Balance		111,449,099

**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**September 30, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
<b>Salaries &amp; Wages Related</b>				
5000: ARB Board Members	2,936,000	0	2,020,078	915,922
5000: Overtime	695,001	0	349,004	345,997
5000: Part-Time Seasonal Wages	475,880	148,091	457,285	(129,496)
5000: Salaries & Wages Net	52,891,049	12,777,543	38,672,255	1,441,251
<b>Total Salaries &amp; Wages Related</b>	<b>56,997,930</b>	<b>12,925,634</b>	<b>41,498,622</b>	<b>2,573,674</b>
<b>Employee Benefits Related</b>				
5100: FICA Medicare	830,676	198,365	580,149	52,162
5100: Group Dental Insurance	282,678	0	(120,345)	403,023
5100: Group Health Insurance	10,336,484	40,000	5,695,791	4,600,693
5100: Group Life & LTD Insurance	188,026	0	136,407	51,619
5100: Group Vision Insurance	77,328	0	33,903	43,425
5100: Retirement	9,121,836	2,204,181	6,895,201	22,454
5100: Social Security	221,147	77,425	140,711	3,012
5100: Unemployment Insurance	244,618	0	69,949	174,669
5100: Workers Compensation Ins	112,925	28,718	82,756	1,452
<b>Total Employee Benefits Related</b>	<b>21,415,718</b>	<b>2,548,688</b>	<b>13,514,522</b>	<b>5,352,509</b>
<b>Office and Field Operations</b>				
5200: Appraisal Supplies	15,800	0	572	15,228
5200: Security Services	395,000	44,850	208,087	142,062
5200: Online Subscription	558,029	101,704	401,469	54,856
5200: Communications Services	399,585	96,867	322,262	(19,545)
5200: Copier, Supplies & Maint	114,350	20,911	62,075	31,365
5200: Education Travel & Expenses	349,522	564	236,205	112,754
5200: Employee Recognition Activities	55,000	1,809	45,566	7,625
5200: Field Travel, Vanpool & Other	436,120	0	228,675	207,445
5200: Mapping Reproduction & Supplies	3,250	0	0	3,250
5200: Office Equipment Maint	35,200	272	5,385	29,544
5200: Office Supplies	170,374	5,579	73,550	91,246
5200: Paper, Computer Stock	60,000	10,378	32,720	16,903
5200: Photocopier Leases	73,200	12,986	36,703	23,511
5200: Postage, Mailing & Handling	3,106,042	241,442	2,174,373	690,227
5200: Printing, Forms & Stationery	28,400	19,155	5,475	3,771
5200: Prof Registration Dues	115,000	35,124	113,570	(33,694)
5200: Public Notice Advertising	18,000	103	4,920	12,977
5200: Records Storage & Supplies	22,000	3,619	9,753	8,628
5200: Seminars & Other Tuition	378,331	5,037	262,936	110,358
5200: Vehicle Gasoline & Maint	31,000	1,455	14,200	15,345
<b>Total Office and Field Operations</b>	<b>6,364,203</b>	<b>601,855</b>	<b>4,238,494</b>	<b>1,523,853</b>

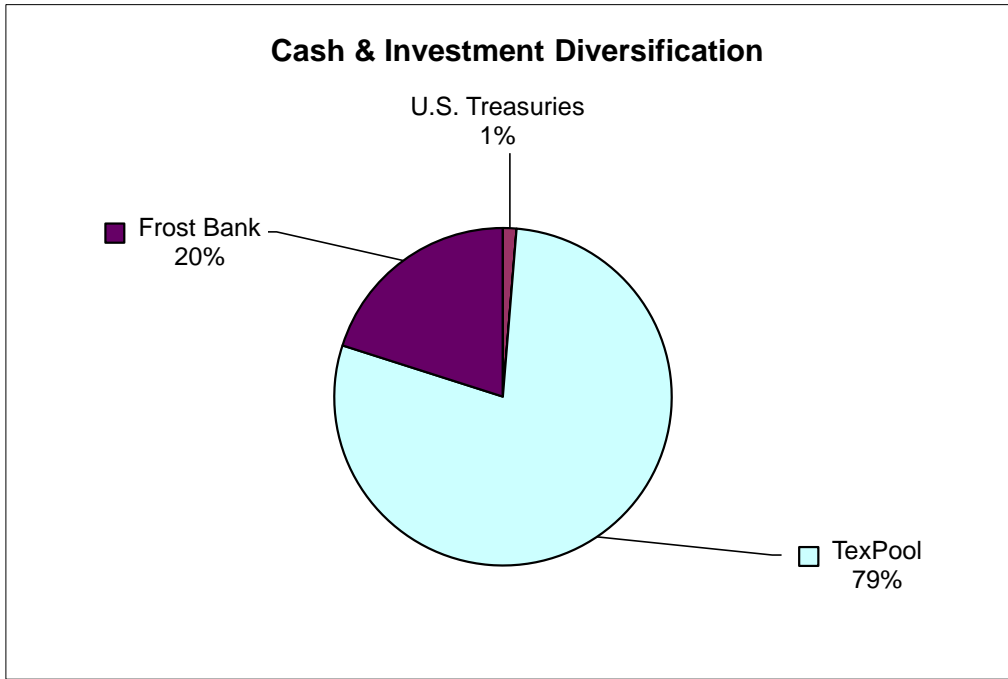
**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**September 30, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
Computer Operations				
5300: Computer Supplies	16,000	0	0	16,000
5300: Hardware Maintenance & Support	475,500	0	468,737	6,763
5300: Minor Equipment - Infrastructure	799,000	3,982	219,798	575,220
5300: Minor Equipment - Office & Field Operations	542,000	102,377	178,259	261,364
5300: Software Maintenance & Support	1,615,200	61,439	1,650,363	(96,603)
5300: Software Purchases	26,250	4,995	0	21,255
5300: Software Subscription	3,404,535	90,462	3,608,255	(294,181)
<b>Total Computer Operations</b>	<b>6,878,485</b>	<b>263,255</b>	<b>6,125,412</b>	<b>489,818</b>
Professional Services				
5400: Appraisal Services	1,678,320	381,162	1,291,280	5,878
5400: Arbitrator Fees & Services	445,000	400	257,775	186,825
5400: Election Services	1,000,000	0	1,000,000	0
5400: Financial Auditing	74,080	0	73,192	888
5400: Other Professional Services	3,038,725	1,844,988	1,186,245	7,493
5410: State Office Of Admin Hearings	5,000	0	0	5,000
5410: Legal Services	10,983,967	185,926	7,847,229	2,950,813
<b>Total Professional Services</b>	<b>17,225,092</b>	<b>2,412,475</b>	<b>11,655,720</b>	<b>3,156,897</b>
Office Space, Utilities & Related				
5500: Casualty & Liability Insurance	251,000	67,160	235,448	(51,608)
5510: Building & Fixture Maintenance	1,520,043	385,110	1,137,506	(2,573)
5520: Office Space	130,000	20,410	104,651	4,939
5530: Utilities	492,000	114,501	319,000	58,500
<b>Total Office Space, Utilities &amp; Related</b>	<b>2,393,043</b>	<b>587,181</b>	<b>1,796,604</b>	<b>9,258</b>
Capital Purchases				
5700: Capital Purchases	96,000	16,000	423,014	(343,014)
<b>Total Capital Purchases</b>	<b>96,000</b>	<b>16,000</b>	<b>423,014</b>	<b>(343,014)</b>
<b>Total Expenditures</b>	<b>111,370,471</b>	<b>19,355,088</b>	<b>79,252,389</b>	<b>12,762,994</b>

**Harris Central Appraisal District  
 Combined Revenues and Expenditures - General Fund  
 September 30, 2025**

<b>Account Name</b>	<b>Budget</b>	<b>Year to Date Encumbrances</b>	<b>Year to Date Revenue &amp; Expenditures</b>	<b>Budget Variance</b>
<b>ALLOCATION &amp; REVENUES:</b>				
Jurisdiction Allocations	110,370,551	0	82,778,518	27,592,033
Investment Interest	0	0	1,002,036	(1,002,036)
Other Income	0	0	1,246,995	(1,246,995)
Unreserved Funds - General Fund	1,000,000	0	0	1,000,000
<b>Total Revenue</b>	<b>111,370,551</b>	<b>0</b>	<b>85,027,549</b>	<b>26,343,002</b>
<b>EXPENDITURES:</b>				
Salaries, Wages & Related	56,997,930	12,925,634	41,498,622	2,573,674
Employee Benefits & Related	21,415,718	2,548,688	13,514,522	5,352,509
Office & Field Operations	6,364,203	601,855	4,238,494	1,523,853
Computer Operations	6,878,485	263,255	6,125,412	489,818
Professional Services	17,225,092	2,412,475	11,655,720	3,156,897
Office Space, Utilities, & Maintenance	2,393,043	587,181	1,796,604	9,258
Capital Purchases	96,000	16,000	423,014	(343,014)
<b>Total Expenditures</b>	<b>111,370,471</b>	<b>19,355,087.97</b>	<b>79,252,388.93</b>	<b>12,762,994</b>

**INVESTMENT REPORT  
HARRIS CENTRAL APPRAISAL DISTRICT  
September 30, 2025**




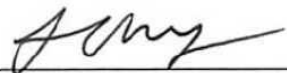
The Harris Central Appraisal District's investment portfolio is in compliance with the HCAD Investment Policy's investment strategies and Chapter 2256 of the Texas Local Government Code.


Report approved by:

  
Theresa Paul  
Chief Financial Officer

Report approved by:

  
Tracey Dang  
Controller

  
Tomas Sanchez  
Assistant Controller

  
Kim McKellip  
Budget and Finance Manager



**SECURITIES INVENTORY**  
as of September 30, 2025

Fund	Purchase Date	Security	Coupon	Rating	Maturity	Yield	Beginning Book/Market	Purchases Deposits	Withdrawals Redemptions	Interest Earnings	Ending Book/Market
General Fund		<b>US Treasury Bill</b>									
	11-Feb-25	U.S. T Bills 912797PD3	n/a	AAA	22-Jan-26	4.02%	984,583	0	0	0	988,104
		Total Securities					984,583	0	0	0	988,104
		<b>Pools</b>									
General Fund	n/a	TexPool	0.00%	AAAm	n/a	4.25%	28,009,938	10,000,000	0	102,463	38,112,401
Int. Srv. Fund	n/a	TexPool	0.00%	AAAm	n/a	4.25%	5,626,422	0	1,300,000	17,378	4,343,800
Op Reserve Fund	n/a	TexPool	0.00%	AAAm	n/a	4.25%	17,579,601	0	0	61,437	17,641,038
		Total Pools					51,215,961	10,000,000	1,300,000	181,277	60,097,238

FUNDS ON DEPOSIT & PLEDGED SECURITIES  
Harris Central Appraisal District  
September 30, 2025

**Funds on Deposit**

	<u>Amount</u>
Interest bearing bank balance, Concentration Account, Frost Bank	14,838,239
Interest bearing bank balance, Payroll Tax Account, Frost Bank	12,271
Interest bearing bank balance, Insurance Account, Frost Bank	481,480
Total Deposits at Frost Bank	<u><u>15,331,990</u></u>

**Pledged Securities at BNY Mellon as Tri-Party Collateral Custodian at Frost Bank**

Total Securities Value	15,356,915
Total Collateral Value	15,331,990
Excess Pledge Value	<u><u>24,925</u></u>

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 01 Oct 2025**

FTHA21 - HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Par Amount	Description	Source Account	Price	Market Value (USD)	Mkt Value + Intr (USD)	Collateral Value (USD)	Accr Int Factor	Price Factor					
Cpn Rate	Currency	Exchange Rate	Mdy	S&P	Fitch	Security Code	Maturity	Type	Issuer	Depository	Accrued Interest	Margin	Margin %
560,000.00	TOMBALL TEX INDPT SCH DIST	UNLTD	95.376000	534,105.60	537,057.27	488,233.88	0.005271	1.000000					
4.12500	USD	1.0000000000	8II	Aaa	AAA	889855V33	15-Feb-2048	MUBD	01COUU	DTC	2,951.67	48,823.39	110.00 %
1,915,000.00	SAN ANTONIO TEX INDPT SCH DIST		98.331000	1,883,038.65	1,892,826.43	1,720,751.30	0.005111	1.000000					
4.00000	USD	1.0000000000	8II	Aaa	AAA	796269WZ7	15-Aug-2041	MUBD	01COBY	DTC	9,787.78	172,075.13	110.00 %
1,165,000.00	PEARLAND TEX INDPT SCH DIST	ULTD	100.136000	1,166,584.40	1,171,050.23	1,064,591.12	0.003833	1.000000					
3.00000	USD	1.0000000000	8II	Aaa	AAA	7048797V1	15-Feb-2030	MUBD	01CNWG	DTC	4,465.83	106,459.11	110.00 %
1,180,000.00	MANSFIELD TEX INDPT SCH DIST		101.339000	1,195,800.20	1,203,339.09	1,093,944.63	0.006389	1.000000					
5.00000	USD	1.0000000000	8II	Aaa	AAA	564386QH6	15-Feb-2048	MUBD	01CN3L	DTC	7,538.89	109,394.46	110.00 %
2,000,000.00	LEANDER TEX INDPT SCH DIST	UNLTD	100.937000	2,018,740.00	2,031,517.78	1,846,834.34	0.006389	1.000000					
5.00000	USD	1.0000000000	8II	AAA		521841UZ7	15-Aug-2048	MUBD	01CMXC	DTC	12,777.78	184,683.43	110.00 %
5,180,000.00	JARRELL TEX INDPT SCH DIST	UNLTD	82.204000	4,258,167.20	4,278,023.87	3,889,112.61	0.003833	1.000000					
3.00000	USD	1.0000000000	8II	AAA		471146VC1	15-Aug-2042	MUBD	01CMID	DTC	19,856.67	388,911.26	110.00 %
3,565,000.00	HIGHLAND PARK TEX INDPT SCH DI		103.121000	3,676,263.65	3,699,040.04	3,362,763.67	0.006389	1.000000					
5.00000	USD	1.0000000000	8II	Aaa	AAA	430686QU2	15-Feb-2032	MUBD	01CMAR	DTC	22,776.39	336,276.37	110.00 %
1,245,000.00	FRENSHIP TEX INDPT SCH DIST	UNLTD	92.971000	1,157,488.95	1,163,852.28	1,058,047.53	0.005111	1.000000					
4.00000	USD	1.0000000000	8II	Aaa	AAA	357866E40	15-Feb-2051	MUBD	01CLDU	DTC	6,363.33	105,804.75	110.00 %
1,015,000.00	CHANNELVIEW TEX INDPT SCH DIST		89.917000	912,657.55	915,899.91	832,636.28	0.003194	1.000000					
2.50000	USD	1.0000000000	8II	Aaa		159195XQ4	15-Aug-2036	MUBD	01CKHO	DTC	3,242.36	83,263.63	110.00 %

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 01 Oct 2025**

FTHA21 - HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Par Amount Cpn Rate	Description Currency	Source Account Exchange Rate	Account Mdy	S&P	Fitch	Security Code	Price Maturity	Market Value (USD) Type	Mkt Value + Intr (USD) Issuer Depository	Collateral Value (USD) Accrued Interest	Accr Int Factor Margin	Price Factor Margin %
<b>Total</b>												
17,825,000.00								16,802,846.20	16,892,606.89	15,356,915.36 89,760.69	1,535,691.54	

Account: FTHA21 Account Name: HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Start Date: 04-Dec-2017 End Date: 01-Oct-2027  
 Repo Repricing Rate: 0.0000% Deal Currency: USD  
 Deal Amount: 15,356,305.14 Unwind Amount: 15,356,305.14  
 Deal Value -> Today: 15,356,305.14 -> Next Business Day: 15,356,305.14  
 Listed Positions: 9 Listed Securities Par 17,825,000.00

1) Listed Securities Market Value	:	16,802,846.20
2) + Listed Securities Accrued Interest	:	89,760.69
3) = Listed Securities Total Value	:	16,892,606.89
4) + Cash Total Pledged	:	0.00
5) + Unlisted, Margined Securities Value	:	0.00
6) - Listed Securities Margin Amount	:	1,535,691.54
7) - Cash Collateral Margin Amount	:	0.00
8) = Total Securities + Cash Coll Value	:	15,356,915.36
9) = Total Required Collateral Value	:	15,356,305.14

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 01 Oct 2025**

Grand Totals : Number of Accounts:	1		
Deal Amount:	15,356,305.14	Unwind Amount:	15,356,305.14
Deal Value -> Today:	15,356,305.14	-> Next Business Day:	15,356,305.14
Listed Positions:	9	Listed Securities Par Value:	17,825,000.00

<b>1) Listed Securities Market Value</b>	:	16,802,846.20
<b>2) + Listed Securities Accrued Interest</b>	:	89,760.69
<b>3) = Listed Securities Total Value</b>	:	16,892,606.89
<b>4) + Cash Total Pledged</b>	:	0.00
<b>5) + Unlisted, Margined Securities Value</b>	:	0.00
<b>6) - Listed Securities Margin Amount</b>	:	1,535,691.54
<b>7) - Cash Collateral Margin Amount</b>	:	0.00
<b>8) = Total Securities + Cash Coll Value</b>	:	15,356,915.36
<b>9) = Total Required Collateral Value</b>	:	15,356,305.14

**BROKER DEALER SERVICES DIVISION  
PRICING, INDICATIVE DATA AND OTHER DISCLOSURES**

The prices of financial assets and indicative data reported or reflected in reports furnished by the Broker Dealer Services Division (BDS) of The Bank of New York Mellon (BNY) generally are provided by data providers and ratings agencies ("vendors") used by BDS in the ordinary course of business. Trust receipts will be valued based on the face amount of the underlying financial assets, as set forth therein. Prices and indicative data are not independently verified, and may contain errors or omissions.

With respect to certain newly issued financial assets, if vendors do not provide prices, such financial assets will be valued at par or the new issue price for up to three business days. Thereafter, such financial assets will be valued at zero.

With respect to certain financial assets other than new issues, vendors may not provide prices and may not update prices previously provided on a regular basis. If vendors do not provide prices or update previously reported prices within three business days, such financial assets will be valued at zero, unless other arrangements are agreed in writing.

Notwithstanding the foregoing, certain hard-to-price, thinly traded or illiquid financial assets are valued monthly with no adjustment during the interim period (details are available upon request by contacting BDS).

Although BNY will not utilize prices obtained from brokers or dealers in providing services, BNY may obtain from any broker or dealer prices and other information and data such as offering memoranda, observable and non-observable information and assumptions in order to assist BNY's vendors in determining prices of particular financial assets.

With respect to certain financial assets that are not widely held or regularly traded, vendors may report prices based on valuation models which reflect underlying non-observable assumptions that may not be accurate or complete and such models and/or prices may not be regularly adjusted.

The prices reported by BDS may differ from the prices reported or used by other divisions of BNY or its subsidiaries or affiliates, and such differences may or may not be material. Margin values reported in connection with triparty transactions may differ from margin values used by BNY for its own account or for the account of its subsidiaries, affiliates or other clients.

Unless otherwise agreed in writing, financial assets held as collateral may include financial assets in default, provided that the prices of such financial assets are made available to BNY by a vendor which BNY uses generally for valuing such financial assets.

Unless otherwise agreed in writing, financial assets held as collateral may include financial assets issued by your transaction counterparty or its subsidiaries or affiliates.

Average Traded Volume data is obtained from primary or secondary securities exchanges.

Market data, which is subject to availability, may or may not be current.

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**Financial Statements  
for period ended  
October 31, 2025**

**Harris Central Appraisal District  
Consolidated Balance Sheet  
October 31, 2025**

Assets:

Texpool Investment		29,739,453
Petty Cash		1,600
Texpool-Restricted Operating Reserve		17,703,094
Texpool-Blue Cross		5,660,996
Cash-INSURANCE-Frost Bank		392,139
Cash-EFTPS-Frost Bank		12,272
Cash in Bank- Frost Bank		12,638,026
Assessments Receivable		(15,548)
Treasury Bill 912797PD3		963,056
Other Accounts Receivable		29,128
Employees Receivable		7,097
Accounts Receivable-Rendition Penalties		3,331,378
Allowance-Rendition Penalties		(2,301,649)
Prepaid Expenses		562,438
Fixed Assets:		
Building	21,373,955	
Less: Accumulated Depreciation	(7,588,730)	
Furniture, Fixtures & Equipment	441,289	
Less: Accumulated Depreciation	(391,819)	
Computer & Peripherals	6,503,581	
Less: Accumulated Depreciation	(6,015,045)	
Vehicles	193,179	
Less: Accumulated Depreciation	(166,494)	
Right-To-Use Record Center Lease Asset	508,266	
Less: Accumulated Depreciation	(90,005)	
Right-To-Use Software Subscription Assets	5,758,471	
Less: Accumulated Depreciation	(2,554,082)	
Land	2,335,000	
Intangibles	7,770,075	
Total Fixed Assets		28,077,642
Amount Provided for Accrued Vacation		5,349,701
Total Assets		102,150,823

Liabilities & Fund Balance:

Accounts Payable		2,183,010
Accrued Vacation Payable		5,349,701
Accrued Comp. Payable		197,063
Revenues Collected in Advance		18,395,515
Investments in General Fixed Assets		28,077,642
Deferred Revenue-Rendition Penalties		1,029,729
Fund Balance:		
Nonspendable:		
Prepaid items	562,438	
Assigned for:		
Prior Years Encumbrances	767,116	
Election Services	1,000,000	
Insurance	6,056,171	
Major Repairs and Rehabilitation Projects	6,624,152	
Operating Reserve	17,703,094	
2025 Budget Reserve	1,000,000	
Unrestricted Fund Balance	7,474,555	
2025 Transactions to Date	5,730,638	
Total Fund Balance		46,918,163.72
Total Liabilities & Fund Balance		102,150,823

**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**October 31, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
<b>Salaries &amp; Wages Related</b>				
5000: ARB Board Members	2,636,000	0	2,278,008	357,992
5000: Overtime	460,001	0	379,547	80,454
5000: Part-Time Seasonal Wages	627,880	45,938	483,301	98,641
5000: Salaries & Wages Net	53,018,049	9,795,950	43,100,773	121,326
<b>Total Salaries &amp; Wages Related</b>	<b>56,741,930</b>	<b>9,841,888</b>	<b>46,241,628</b>	<b>658,414</b>
<b>Employee Benefits Related</b>				
5100: FICA Medicare	871,676	149,934	646,892	74,851
5100: Group Dental Insurance	282,678	0	(158,460)	441,138
5100: Group Health Insurance	10,336,484	40,000	7,352,313	2,944,171
5100: Group Life & LTD Insurance	188,026	0	142,458	45,568
5100: Group Vision Insurance	77,328	0	34,744	42,584
5100: Retirement	9,434,836	1,686,602	7,654,951	93,283
5100: Social Security	249,147	49,478	157,979	41,691
5100: Unemployment Insurance	229,618	0	70,614	159,004
5100: Workers Compensation Ins	112,925	0	111,473	1,452
<b>Total Employee Benefits Related</b>	<b>21,782,718</b>	<b>1,926,013</b>	<b>16,012,963</b>	<b>3,843,742</b>
<b>Office and Field Operations</b>				
5200: Appraisal Supplies	15,880	0	572	15,308
5200: Security Services	285,000	34,344	230,014	20,643
5200: Online Subscription	548,029	82,506	425,567	39,956
5200: Communications Services	424,585	72,319	359,546	(7,280)
5200: Copier, Supplies & Maint	114,350	15,647	72,730	25,973
5200: Education Travel & Expenses	331,522	0	256,870	74,652
5200: Employee Recognition Activities	55,000	17,408	47,170	(9,577)
5200: Field Travel, Vanpool & Other	428,120	0	249,918	178,202
5200: Mapping Reproduction & Supplies	3,250	0	0	3,250
5200: Office Equipment Maint	20,200	272	5,385	14,544
5200: Office Supplies	150,374	4,264	83,228	62,882
5200: Paper, Computer Stock	60,000	8,151	35,346	16,502
5200: Photocopier Leases	54,200	4,866	44,823	4,511
5200: Postage, Mailing & Handling	3,081,042	220,705	2,335,110	525,227
5200: Printing, Forms & Stationery	28,400	21,906	8,629	(2,135)
5200: Prof Registration Dues	155,000	870	121,883	32,247
5200: Public Notice Advertising	18,000	66	4,957	12,977
5200: Records Storage & Supplies	17,000	3,421	9,951	3,628
5200: Seminars & Other Tuition	382,331	5,559	284,577	92,195
5200: Vehicle Gasoline & Maint	31,000	1,466	14,550	14,984
<b>Total Office and Field Operations</b>	<b>6,203,283</b>	<b>493,770</b>	<b>4,590,825</b>	<b>1,118,688</b>

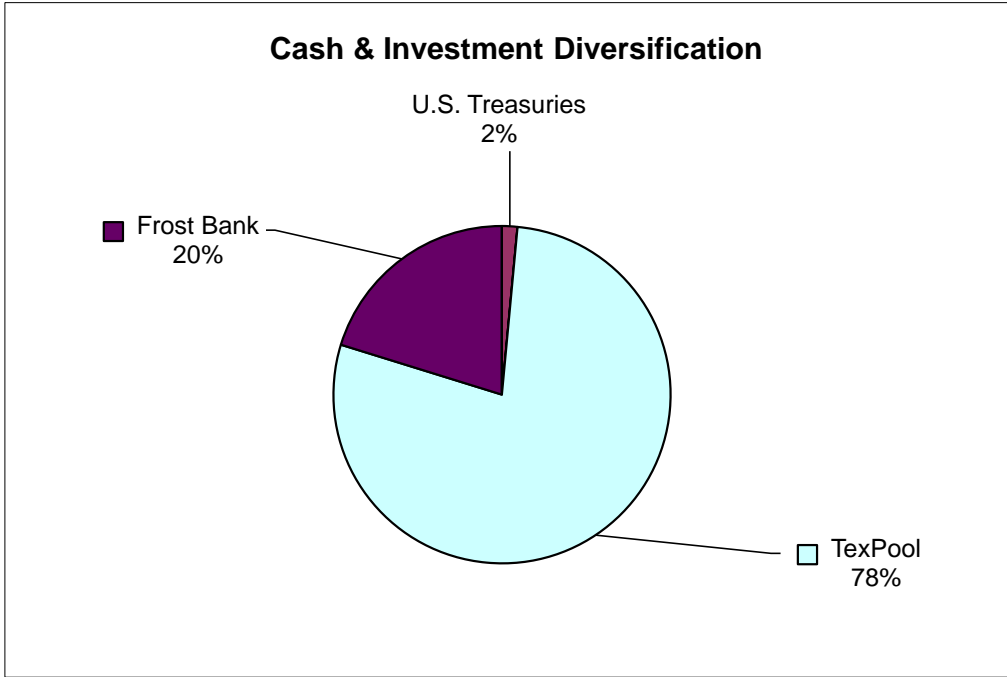
**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**October 31, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
Computer Operations				
5300: Computer Supplies	16,000	0	0	16,000
5300: Hardware Maintenance & Support	475,500	147,733	472,062	(144,295)
5300: Minor Equipment - Infrastructure	799,000	3,982	219,798	575,220
5300: Minor Equipment - Office & Field Operations	542,000	101,876	184,960	255,164
5300: Software Maintenance & Support	1,615,200	19,494	1,591,940	3,766
5300: Software Purchases	26,250	0	4,995	21,255
5300: Software Subscription	3,404,535	123,470	3,625,674	(344,610)
<b>Total Computer Operations</b>	<b>6,878,485</b>	<b>396,555</b>	<b>6,099,430</b>	<b>382,500</b>
Professional Services				
5400: Appraisal Services	1,678,320	177,912	1,490,407	10,001
5400: Arbitrator Fees & Services	445,000	400	263,425	181,175
5400: Election Services	1,000,000	0	1,000,000	0
5400: Financial Auditing	74,080	0	73,192	888
5400: Other Professional Services	3,108,725	1,579,230	1,384,823	144,673
5410: State Office Of Admin Hearings	5,000	0	0	5,000
5410: Legal Services	10,983,967	150,687	8,958,792	1,874,488
<b>Total Professional Services</b>	<b>17,295,092</b>	<b>1,908,229</b>	<b>13,170,638</b>	<b>2,216,225</b>
Office Space, Utilities & Related				
5500: Casualty & Liability Insurance	251,000	0	302,608	(51,608)
5510: Building & Fixture Maintenance	1,520,043	423,159	1,233,432	(136,548)
5520: Office Space	130,000	10,205	114,856	4,939
5530: Utilities	472,000	79,206	370,794	22,000
<b>Total Office Space, Utilities &amp; Related</b>	<b>2,373,043</b>	<b>512,570</b>	<b>2,021,690</b>	<b>(161,217)</b>
Capital Purchases				
5700: Capital Purchases	96,000	96,679	423,014	(423,693)
<b>Total Capital Purchases</b>	<b>96,000</b>	<b>96,679</b>	<b>423,014</b>	<b>(423,693)</b>
<b>Total Expenditures</b>	<b>111,370,551</b>	<b>15,175,704</b>	<b>88,560,188</b>	<b>7,634,659</b>

**Harris Central Appraisal District  
 Combined Revenues and Expenditures - General Fund  
 October 31, 2025**

<b>Account Name</b>	<b>Budget</b>	<b>Year to Date Encumbrances</b>	<b>Year to Date Revenue &amp; Expenditures</b>	<b>Budget Variance</b>
<b>ALLOCATION &amp; REVENUES:</b>				
Jurisdiction Allocations	110,370,551	0	91,975,859	18,394,692
Investment Interest	0	0	1,129,365	(1,129,365)
Other Income	0	0	1,294,996	(1,294,996)
Unreserved Funds - General Fund	1,000,000	0	0	1,000,000
<b>Total Revenue</b>	<b>111,370,551</b>	<b>0</b>	<b>94,400,220</b>	<b>16,970,331</b>
<b>EXPENDITURES:</b>				
Salaries, Wages & Related	56,741,930	9,841,888	46,241,628	658,414
Employee Benefits & Related	21,782,718	1,926,013	16,012,963	3,843,742
Office & Field Operations	6,203,283	493,770	4,590,825	1,118,688
Computer Operations	6,878,485	396,555	6,099,430	382,500
Professional Services	17,295,092	1,908,229	13,170,638	2,216,225
Office Space, Utilities, & Maintenance	2,373,043	512,570	2,021,690	(161,217)
Capital Purchases	96,000	96,679	423,014	(423,693)
<b>Total Expenditures</b>	<b>111,370,551</b>	<b>15,175,703.84</b>	<b>88,560,187.99</b>	<b>7,634,659</b>

**INVESTMENT REPORT  
HARRIS CENTRAL APPRAISAL DISTRICT  
October 31, 2025**




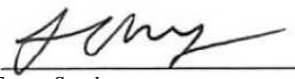
The Harris Central Appraisal District's investment portfolio is in compliance with the HCAD Investment Policy's investment strategies and Chapter 2256 of the Texas Local Government Code.

Report approved by:

  
\_\_\_\_\_  
Theresa Paul  
Chief Financial Officer

Report approved by:

  
\_\_\_\_\_  
Tracey Dang  
Controller

  
\_\_\_\_\_  
Tomas Sanchez  
Assistant Controller

  
\_\_\_\_\_  
Kim McKellip  
Budget and Finance Manager



**SECURITIES INVENTORY**  
as of October 31, 2025

Fund	Purchase Date	Security	Coupon	Rating	Maturity	Yield	Beginning Book/Market	Purchases Deposits	Withdrawals Redemptions	Interest Earnings	Ending Book/Market
<b>General Fund</b>											
<b>US Treasury Bill</b>											
	11-Feb-25	U.S. T Bills 912797PD3	n/a	AAA	22-Jan-26	4.02%	988,104	0	0	0	991,646
		Total Securities					988,104	0	0	0	991,646
<b>Pools</b>											
General Fund	n/a	TexPool	0.00%	AAAm	n/a	4.14%	38,112,401	0	8,500,000	127,052	29,739,453
Int. Srv. Fund	n/a	TexPool	0.00%	AAAm	n/a	4.14%	4,343,800	2,000,000	700,000	17,197	5,660,996
Op Reserve Fund	n/a	TexPool	0.00%	AAAm	n/a	4.14%	17,641,038	0	0	62,056	17,703,094
		Total Pools					60,097,238	2,000,000	9,200,000	206,304	53,103,542

FUNDS ON DEPOSIT & PLEDGED SECURITIES  
Harris Central Appraisal District  
October 31, 2025

<b>Funds on Deposit</b>	<u>Amount</u>
Interest bearing bank balance, Concentration Account, Frost Bank	13,283,578
Interest bearing bank balance, Payroll Tax Account, Frost Bank	12,272
Interest bearing bank balance, Insurance Account, Frost Bank	392,139
Total Deposits at Frost Bank	<u><u>13,687,990</u></u>

**Pledged Securities at BNY Mellon as Tri-Party Collateral Custodian at Frost Bank**

Total Securities Value	13,716,738
Total Collateral Value	13,687,990
Excess Pledge Value	<u><u>28,748</u></u>

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 03 Nov 2025**

FTHA21 - HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Par Amount	Description	Source Account	Price	Market Value (USD)	Mkt Value + Intr (USD)	Collateral Value (USD)	Accr Int Factor	Price Factor
Cpn Rate	Currency	Exchange Rate	Maturity	Type	Issuer	Accrued Interest	Margin	Margin %
4,455,000.00	MELISSA TEX	COMBINATION	99.754000	4,444,040.70	4,486,270.39	4,078,427.63	0.009479	1.000000
4.37500	USD	1.0000000000	15-Feb-2048	MUBD	01CN95	42,229.69	407,842.76	110.00 %
6,030,000.00	FULSHEAR TEX	COMBINATION	100.495000	6,059,848.50	6,073,416.00	5,521,287.27	0.002250	1.000000
4.50000	USD	1.0000000000	15-Oct-2051	MUBD	0565ZP	13,567.50	552,128.73	110.00 %
4,340,000.00	FULSHEAR TEX	COMBINATION	104.086000	4,517,332.40	4,528,724.90	4,117,022.64	0.002625	1.000000
5.25000	USD	1.0000000000	15-Apr-2047	MUBD	0565ZP	11,392.50	411,702.26	110.00 %

Total

14,825,000.00		15,021,221.60	15,088,411.29	13,716,737.53	67,189.69	1,371,673.75
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Account: FTHA21 Account Name: HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Start Date: 04-Dec-2017 End Date: 03-Nov-2027  
 Repo Repricing Rate: 0.0000% Deal Currency: USD  
 Deal Amount: 13,712,206.95 Unwind Amount: 13,712,206.95  
 Deal Value -> Today: 13,712,206.95 -> Next Business Day: 13,712,206.95  
 Listed Positions: 3 Listed Securities Par 14,825,000.00

1) Listed Securities Market Value	:	15,021,221.60
2) + Listed Securities Accrued Interest	:	67,189.69
3) = Listed Securities Total Value	:	15,088,411.29
4) + Cash Total Pledged	:	0.00
5) + Unlisted, Margined Securities Value	:	0.00
6) - Listed Securities Margin Amount	:	1,371,673.75
7) - Cash Collateral Margin Amount	:	0.00
8) = Total Securities + Cash Coll Value	:	13,716,737.53
9) = Total Required Collateral Value	:	13,712,206.95

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 03 Nov 2025**

Grand Totals : Number of Accounts:	1		
Deal Amount:	13,712,206.95	Unwind Amount:	13,712,206.95
Deal Value -> Today:	13,712,206.95	-> Next Business Day:	13,712,206.95
Listed Positions:	3	Listed Securities Par Value:	14,825,000.00

<b>1) Listed Securities Market Value</b>	:	15,021,221.60
<b>2) + Listed Securities Accrued Interest</b>	:	67,189.69
<b>3) = Listed Securities Total Value</b>	:	15,088,411.29
<b>4) + Cash Total Pledged</b>	:	0.00
<b>5) + Unlisted, Margined Securities Value</b>	:	0.00
<b>6) - Listed Securities Margin Amount</b>	:	1,371,673.75
<b>7) - Cash Collateral Margin Amount</b>	:	0.00
<b>8) = Total Securities + Cash Coll Value</b>	:	13,716,737.53
<b>9) = Total Required Collateral Value</b>	:	13,712,206.95

**BROKER DEALER SERVICES DIVISION  
PRICING, INDICATIVE DATA AND OTHER DISCLOSURES**

The prices of financial assets and indicative data reported or reflected in reports furnished by the Broker Dealer Services Division (BDS) of The Bank of New York Mellon (BNY) generally are provided by data providers and ratings agencies ("vendors") used by BDS in the ordinary course of business. Trust receipts will be valued based on the face amount of the underlying financial assets, as set forth therein. Prices and indicative data are not independently verified, and may contain errors or omissions.

With respect to certain newly issued financial assets, if vendors do not provide prices, such financial assets will be valued at par or the new issue price for up to three business days. Thereafter, such financial assets will be valued at zero.

With respect to certain financial assets other than new issues, vendors may not provide prices and may not update prices previously provided on a regular basis. If vendors do not provide prices or update previously reported prices within three business days, such financial assets will be valued at zero, unless other arrangements are agreed in writing.

Notwithstanding the foregoing, certain hard-to-price, thinly traded or illiquid financial assets are valued monthly with no adjustment during the interim period (details are available upon request by contacting BDS).

Although BNY will not utilize prices obtained from brokers or dealers in providing services, BNY may obtain from any broker or dealer prices and other information and data such as offering memoranda, observable and non-observable information and assumptions in order to assist BNY's vendors in determining prices of particular financial assets.

With respect to certain financial assets that are not widely held or regularly traded, vendors may report prices based on valuation models which reflect underlying non-observable assumptions that may not be accurate or complete and such models and/or prices may not be regularly adjusted.

The prices reported by BDS may differ from the prices reported or used by other divisions of BNY or its subsidiaries or affiliates, and such differences may or may not be material. Margin values reported in connection with triparty transactions may differ from margin values used by BNY for its own account or for the account of its subsidiaries, affiliates or other clients.

Unless otherwise agreed in writing, financial assets held as collateral may include financial assets in default, provided that the prices of such financial assets are made available to BNY by a vendor which BNY uses generally for valuing such financial assets.

Unless otherwise agreed in writing, financial assets held as collateral may include financial assets issued by your transaction counterparty or its subsidiaries or affiliates.

Average Traded Volume data is obtained from primary or secondary securities exchanges.

Market data, which is subject to availability, may or may not be current.

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**Financial Statements  
for period ended  
November 30, 2025**

**Harris Central Appraisal District  
Consolidated Balance Sheet  
November 30, 2025**

Assets:

Texpool Investment		27,834,108
Petty Cash		1,600
Texpool-Restricted Operating Reserve		17,761,129
Texpool-Blue Cross		4,578,328
Cash-INSURANCE-Frost Bank		1,312,724
Cash-EFTPS-Frost Bank		11,639
Cash in Bank- Frost Bank		10,505,749
Assessments Receivable		25,268,450
Treasury Bill 912797PD3		963,056
Other Accounts Receivable		19,305
Employees Receivable		17,058
Accounts Receivable-Rendition Penalties		3,331,378
Allowance-Rendition Penalties		(2,301,649)
Prepaid Expenses		754,554
Fixed Assets:		
Building	21,373,955	
Less: Accumulated Depreciation	(7,741,417)	
Furniture, Fixtures & Equipment	441,289	
Less: Accumulated Depreciation	(391,819)	
Computer & Peripherals	6,503,581	
Less: Accumulated Depreciation	(6,131,023)	
Vehicles	193,179	
Less: Accumulated Depreciation	(170,639)	
Right-To-Use Record Center Lease Asset	508,266	
Less: Accumulated Depreciation	(90,005)	
Right-To-Use Software Subscription Assets	5,758,471	
Less: Accumulated Depreciation	(2,554,082)	
Land	2,335,000	
Intangibles	7,770,075	
Total Fixed Assets		27,804,831
Amount Provided for Accrued Vacation		5,349,701
Total Assets		123,211,961

Liabilities & Fund Balance:

Accounts Payable		1,597,615
Accrued Vacation Payable		5,349,701
Accrued Comp. Payable		197,063
Revenues Collected in Advance		38,129,485
Investments in General Fixed Assets		27,804,831
Deferred Revenue-Rendition Penalties		1,029,729
Fund Balance:		
Nonspendable:		
Prepaid items	754,554	
Assigned for:		
Prior Years Encumbrances	767,116	
Election Services	1,000,000	
Insurance	5,913,884	
Major Repairs and Rehabilitation Projects	6,624,152	
Operating Reserve	17,761,129	
2025 Budget Reserve	1,000,000	
Unrestricted Fund Balance	7,282,439	
2025 Transactions to Date	8,000,263	
Total Fund Balance		49,103,536.47
Total Liabilities & Fund Balance		123,211,961

**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**November 30, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
Salaries & Wages Related				
5000: ARB Board Members	2,586,000	0	2,345,041	240,959
5000: Overtime	433,001	0	402,907	30,094
5000: Part-Time Seasonal Wages	631,880	45,746	504,794	81,340
5000: Salaries & Wages Net	53,205,049	5,645,316	47,108,705	451,028
<b>Total Salaries &amp; Wages Related</b>	<b>56,855,930</b>	<b>5,691,062</b>	<b>50,361,447</b>	<b>803,420</b>
Employee Benefits Related				
5100: FICA Medicare	848,176	83,490	704,627	60,059
5100: Group Dental Insurance	282,678	0	(172,803)	455,481
5100: Group Health Insurance	10,336,484	30,000	7,505,470	2,801,014
5100: Group Life & LTD Insurance	188,026	0	157,619	30,407
5100: Group Vision Insurance	77,328	0	38,820	38,509
5100: Retirement	9,341,836	701,940	8,342,078	297,819
5100: Social Security	251,147	10,578	163,270	77,299
5100: Unemployment Insurance	196,618	0	71,021	125,597
5100: Workers Compensation Ins	112,925	0	111,473	1,452
<b>Total Employee Benefits Related</b>	<b>21,635,218</b>	<b>826,008</b>	<b>16,921,573</b>	<b>3,887,637</b>
Office and Field Operations				
5200: Appraisal Supplies	15,880	0	572	15,308
5200: Security Services	285,000	23,654	249,139	12,208
5200: Online Subscription	539,029	57,645	457,268	24,117
5200: Communications Services	434,585	47,904	396,941	(10,260)
5200: Copier, Supplies & Maint	105,000	10,626	77,752	16,623
5200: Education Travel & Expenses	348,022	0	269,433	78,589
5200: Employee Recognition Activities	66,500	4,131	62,157	212
5200: Field Travel, Vanpool & Other	417,620	0	277,655	139,965
5200: Mapping Reproduction & Supplies	3,250	0	0	3,250
5200: Office Equipment Maint	20,200	272	5,933	13,995
5200: Office Supplies	142,874	7,137	89,321	46,416
5200: Paper, Computer Stock	60,000	3,389	40,108	16,502
5200: Photocopier Leases	54,200	4,543	45,146	4,511
5200: Postage, Mailing & Handling	3,065,392	209,615	2,349,700	506,077
5200: Printing, Forms & Stationery	32,400	20,535	10,000	1,865
5200: Prof Registration Dues	155,000	0	124,188	30,812
5200: Public Notice Advertising	8,000	327	4,976	2,697
5200: Records Storage & Supplies	17,000	2,437	10,935	3,628
5200: Seminars & Other Tuition	385,831	10,201	302,039	73,591
5200: Vehicle Gasoline & Maint	31,000	880	15,136	14,984
<b>Total Office and Field Operations</b>	<b>6,186,783</b>	<b>403,296</b>	<b>4,788,398</b>	<b>995,090</b>

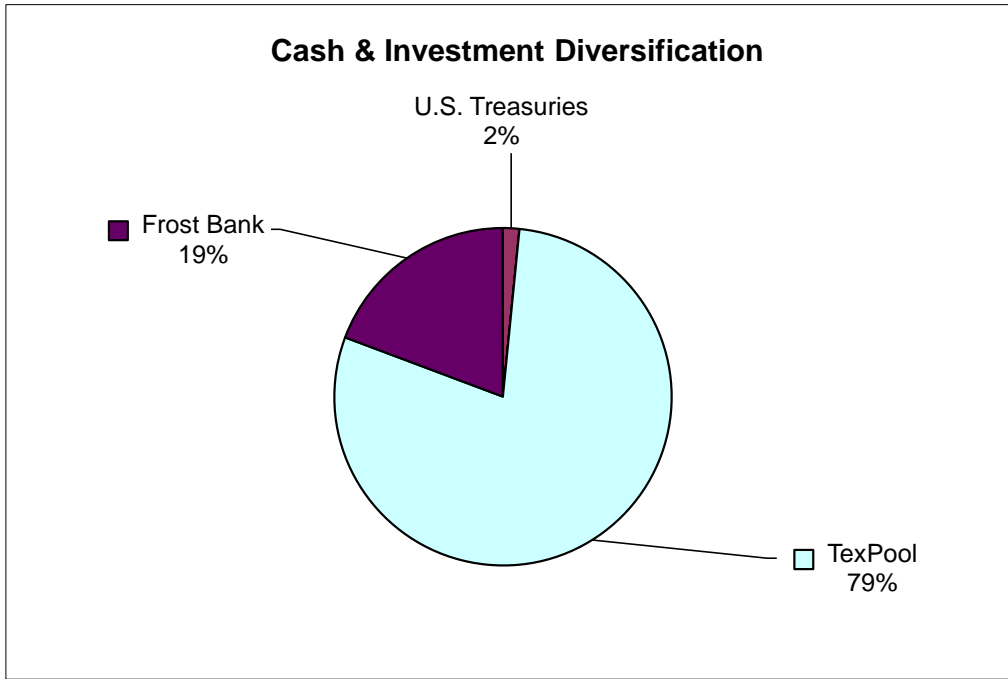
**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**November 30, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
Computer Operations				
5300: Computer Supplies	0	0	0	0
5300: Hardware Maintenance & Support	635,500	0	514,043	121,457
5300: Minor Equipment - Infrastructure	234,000	3,982	220,238	9,780
5300: Minor Equipment - Office & Field Operations	297,000	0	287,109	9,891
5300: Software Maintenance & Support	1,590,200	0	1,567,219	22,981
5300: Software Purchases	26,250	0	4,995	21,255
5300: Software Subscription	3,779,535	185,521	3,690,715	(96,701)
<b>Total Computer Operations</b>	<b>6,562,485</b>	<b>189,502</b>	<b>6,284,320</b>	<b>88,663</b>
Professional Services				
5400: Appraisal Services	1,678,320	122,603	1,532,092	23,625
5400: Arbitrator Fees & Services	395,000	400	263,425	131,175
5400: Election Services	1,000,000	0	1,000,000	0
5400: Financial Auditing	74,080	0	73,192	888
5400: Other Professional Services	3,004,725	1,466,245	1,508,457	30,023
5410: State Office Of Admin Hearings	0	0	0	0
5410: Legal Services	11,008,967	134,142	10,196,138	678,687
<b>Total Professional Services</b>	<b>17,161,092</b>	<b>1,723,390</b>	<b>14,573,304</b>	<b>864,398</b>
Office Space, Utilities & Related				
5500: Casualty & Liability Insurance	301,000	0	302,679	(1,679)
5510: Building & Fixture Maintenance	1,570,043	289,258	1,437,484	(156,699)
5520: Office Space	127,000	0	125,061	1,939
5530: Utilities	450,000	52,022	397,978	0
<b>Total Office Space, Utilities &amp; Related</b>	<b>2,448,043</b>	<b>341,280</b>	<b>2,263,202</b>	<b>(156,439)</b>
Capital Purchases				
5700: Capital Purchases	521,000	96,679	423,014	1,307
<b>Total Capital Purchases</b>	<b>521,000</b>	<b>96,679</b>	<b>423,014</b>	<b>1,307</b>
<b>Total Expenditures</b>	<b>111,370,551</b>	<b>9,271,218</b>	<b>95,615,257</b>	<b>6,484,076</b>

**Harris Central Appraisal District  
 Combined Revenues and Expenditures - General Fund  
 November 30, 2025**

<b>Account Name</b>	<b>Budget</b>	<b>Year to Date Encumbrances</b>	<b>Year to Date Revenue &amp; Expenditures</b>	<b>Budget Variance</b>
<b>ALLOCATION &amp; REVENUES:</b>				
Jurisdiction Allocations	110,370,551	0	101,173,527	9,197,025
Investment Interest	0	0	1,224,189	(1,224,189)
Other Income	0	0	1,327,199	(1,327,199)
Unreserved Funds - General Fund	1,000,000	0	0	1,000,000
<b>Total Revenue</b>	<b>111,370,551</b>	<b>0</b>	<b>103,724,914</b>	<b>7,645,637</b>
<b>EXPENDITURES:</b>				
Salaries, Wages & Related	56,855,930	5,691,062	50,361,447	803,420
Employee Benefits & Related	21,635,218	826,008	16,921,573	3,887,637
Office & Field Operations	6,186,783	403,296	4,788,398	995,090
Computer Operations	6,562,485	189,502	6,284,320	88,663
Professional Services	17,161,092	1,723,390	14,573,304	864,398
Office Space, Utilities, & Maintenance	2,448,043	341,280	2,263,202	(156,439)
Capital Purchases	521,000	96,679	423,014	1,307
<b>Total Expenditures</b>	<b>111,370,551</b>	<b>9,271,217.63</b>	<b>95,615,257.23</b>	<b>6,484,076</b>

**INVESTMENT REPORT  
HARRIS CENTRAL APPRAISAL DISTRICT  
November 30, 2025**



The Harris Central Appraisal District's investment portfolio is in compliance with the HCAD Investment Policy's investment strategies and Chapter 2256 of the Texas Local Government Code.

Report approved by:

Theresa Paul  
Chief Financial Officer

Report approved by:

Tracey Dang  
Controller

Tomas Sanchez  
Assistant Controller

Kim McKellip  
Budget and Finance Manager



**SECURITIES INVENTORY  
as of November 30, 2025**

Fund	Purchase Date	Security	Coupon	Rating	Maturity	Yield	Beginning Book/Market	Purchases Deposits	Withdrawals Redemptions	Interest Earnings	Ending Book/Market
<b>General Fund</b>											
<b>US Treasury Bill</b>											
	11-Feb-25	U.S. T Bills 912797PD3	n/a	AAA	22-Jan-26	4.02%	991,646	0	0	0	994,543
		Total Securities					991,646	0	0	0	994,543
<b>Pools</b>											
General Fund	n/a	TexPool	0.00%	AAAm	n/a	3.99%	29,739,453	0	2,000,000	94,655	27,834,108
Int. Srv. Fund	n/a	TexPool	0.00%	AAAm	n/a	3.99%	5,660,996	0	1,100,000	17,332	4,578,328
Op Reserve Fund	n/a	TexPool	0.00%	AAAm	n/a	3.99%	17,703,094	0	0	58,035	17,761,129
		Total Pools					53,103,542	0	3,100,000	170,022	50,173,565

FUNDS ON DEPOSIT & PLEDGED SECURITIES  
Harris Central Appraisal District  
November 30, 2025

<b>Funds on Deposit</b>	<u>Amount</u>
Interest bearing bank balance, Concentration Account, Frost Bank	10,904,994
Interest bearing bank balance, Payroll Tax Account, Frost Bank	11,639
Interest bearing bank balance, Insurance Account, Frost Bank	1,312,724
Total Deposits at Frost Bank	<u><u>12,229,356</u></u>

**Pledged Securities at BNY Mellon as Tri-Party Collateral Custodian at Frost Bank**

Total Securities Value	12,258,237
Total Collateral Value	12,229,356
Excess Pledge Value	<u><u>28,881</u></u>

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 01 Dec 2025**

FTHA21 - HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Par Amount	Description	Source Account	Price	Market Value (USD)	Mkt Value + Intr (USD)	Collateral Value (USD)	Accr Int Factor	Price Factor
Cpn Rate	Currency	Exchange Rate	Maturity	Type	Issuer	Accrued Interest	Margin	Margin %
4,115,000.00	WOODVILLE TEX INDPT SCH DIST		101.045000	4,158,001.75	4,212,525.50	3,829,568.64	0.013250	1.000000
4.50000	USD	1.0000000000	15-Aug-2047	MUBD	01CPCQ	54,523.75	382,956.86	110.00 %
360,000.00	SEALY TEX INDPT SCH DIST	ULTD	101.782000	366,415.20	371,715.20	337,922.91	0.014722	1.000000
5.00000	USD	1.0000000000	15-Feb-2041	MUBD	01COET	5,300.00	33,792.29	110.00 %
185,000.00	PRINCETON TEX INDPT SCH DIST	ULTD	101.280000	187,368.00	190,227.79	172,934.36	0.015458	1.000000
5.25000	USD	1.0000000000	15-Feb-2047	MUBD	01CO0H	2,859.79	17,293.44	110.00 %
145,000.00	LAMAR TEX CONS INDPT SCH DIST		94.318000	136,761.10	138,468.88	125,880.80	0.011778	1.000000
4.00000	USD	1.0000000000	15-Feb-2047	MUBD	01CMTN	1,707.78	12,588.08	110.00 %
30,000.00	KATY TEX INDPT SCH DIST	REF BDS	102.857000	30,857.10	31,298.77	28,453.42	0.014722	1.000000
5.00000	USD	1.0000000000	15-Feb-2030	MUBD	01CMM2	441.67	2,845.34	110.00 %
130,000.00	DEL VALLE TEX INDPT SCH DIST		94.674000	123,076.20	125,473.98	114,067.25	0.018444	1.000000
4.00000	USD	1.0000000000	15-Jun-2047	MUBD	01CKTU	2,397.78	11,406.73	110.00 %
9,240,000.00	DALLAS TEX WTRWKS & SWR SYS RE		85.804000	7,928,289.60	7,974,489.60	7,249,536.00	0.005000	1.000000
3.00000	USD	1.0000000000	01-Oct-2041	MUBD	02OB80	46,200.00	724,953.60	110.00 %
440,000.00	COMMUNITY INDPT SCH DIST TEX		98.717000	434,354.80	439,860.91	399,873.56	0.012514	1.000000
4.25000	USD	1.0000000000	15-Feb-2047	MUBD	01CKLW	5,506.11	39,987.36	110.00 %

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 01 Dec 2025**

FTHA21 - HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Par Amount Cpn Rate	Description Currency	Source Account Exchange Rate	Account Mdy	S&P	Fitch	Security Code	Price Maturity	Market Value (USD) Type	Mkt Value + Intr (USD) Issuer	Collateral Value (USD) Accrued Interest	Accr Int Factor Margin	Price Factor Margin %
<b>Total</b>												
14,645,000.00								13,365,123.75	13,484,060.62	12,258,236.93		
										118,936.87	1,225,823.69	

Account: FTHA21 Account Name: HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Start Date: 04-Dec-2017 End Date: 01-Dec-2027  
 Repo Repricing Rate: 0.0000% Deal Currency: USD  
 Deal Amount: 12,254,658.95 Unwind Amount: 12,254,658.95  
 Deal Value -> Today: 12,254,658.95 -> Next Business Day: 12,254,658.95  
 Listed Positions: 8 Listed Securities Par 14,645,000.00

1) Listed Securities Market Value	:	13,365,123.75
2) + Listed Securities Accrued Interest	:	118,936.87
3) = Listed Securities Total Value	:	13,484,060.62
4) + Cash Total Pledged	:	0.00
5) + Unlisted, Margined Securities Value	:	0.00
6) - Listed Securities Margin Amount	:	1,225,823.69
7) - Cash Collateral Margin Amount	:	0.00
8) = Total Securities + Cash Coll Value	:	12,258,236.93
9) = Total Required Collateral Value	:	12,254,658.95

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 01 Dec 2025**

Grand Totals : Number of Accounts:	1		
Deal Amount:	12,254,658.95	Unwind Amount:	12,254,658.95
Deal Value -> Today:	12,254,658.95	-> Next Business Day:	12,254,658.95
Listed Positions:	8	Listed Securities Par Value:	14,645,000.00

<b>1) Listed Securities Market Value</b>	:	13,365,123.75
<b>2) + Listed Securities Accrued Interest</b>	:	118,936.87
<b>3) = Listed Securities Total Value</b>	:	13,484,060.62
<b>4) + Cash Total Pledged</b>	:	0.00
<b>5) + Unlisted, Margined Securities Value</b>	:	0.00
<b>6) - Listed Securities Margin Amount</b>	:	1,225,823.69
<b>7) - Cash Collateral Margin Amount</b>	:	0.00
<b>8) = Total Securities + Cash Coll Value</b>	:	12,258,236.93
<b>9) = Total Required Collateral Value</b>	:	12,254,658.95

**BROKER DEALER SERVICES DIVISION  
PRICING, INDICATIVE DATA AND OTHER DISCLOSURES**

The prices of financial assets and indicative data reported or reflected in reports furnished by the Broker Dealer Services Division (BDS) of The Bank of New York Mellon (BNY) generally are provided by data providers and ratings agencies ("vendors") used by BDS in the ordinary course of business. Trust receipts will be valued based on the face amount of the underlying financial assets, as set forth therein. Prices and indicative data are not independently verified, and may contain errors or omissions.

With respect to certain newly issued financial assets, if vendors do not provide prices, such financial assets will be valued at par or the new issue price for up to three business days. Thereafter, such financial assets will be valued at zero.

With respect to certain financial assets other than new issues, vendors may not provide prices and may not update prices previously provided on a regular basis. If vendors do not provide prices or update previously reported prices within three business days, such financial assets will be valued at zero, unless other arrangements are agreed in writing.

Notwithstanding the foregoing, certain hard-to-price, thinly traded or illiquid financial assets are valued monthly with no adjustment during the interim period (details are available upon request by contacting BDS).

Although BNY will not utilize prices obtained from brokers or dealers in providing services, BNY may obtain from any broker or dealer prices and other information and data such as offering memoranda, observable and non-observable information and assumptions in order to assist BNY's vendors in determining prices of particular financial assets.

With respect to certain financial assets that are not widely held or regularly traded, vendors may report prices based on valuation models which reflect underlying non-observable assumptions that may not be accurate or complete and such models and/or prices may not be regularly adjusted.

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Unless otherwise agreed in writing, financial assets held as collateral may include financial assets issued by your transaction counterparty or its subsidiaries or affiliates.

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Market data, which is subject to availability, may or may not be current.

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**Financial Statements  
for period ended  
December 31, 2025  
(Preliminary)**

**Harris Central Appraisal District  
Consolidated Balance Sheet  
December 31, 2025**

Assets:

Texpool Investment		37,927,699
Petty Cash		1,600
Texpool-Restricted Operating Reserve		17,818,859
Texpool-Blue Cross		4,293,147
Cash-INSURANCE-Frost Bank		653,897
Cash-EFTPS-Frost Bank		11,639
Cash in Bank- Frost Bank		15,343,584
Assessments Receivable		647,189
Treasury Bill 912797PD3		963,056
Other Accounts Receivable		9,629
Employees Receivable		(11,581)
Accounts Receivable-Rendition Penalties		3,331,378
Allowance-Rendition Penalties		(2,301,649)
Prepaid Expenses		1,282,198
Fixed Assets:		
Building	21,373,955.44	
Less: Accumulated Depreciation	(7,780,478.97)	
Furniture, Fixtures & Equipment	441,288.74	
Less: Accumulated Depreciation	(391,819.16)	
Computer & Peripherals	6,981,320.62	
Less: Accumulated Depreciation	(6,162,564.57)	
Vehicles	193,178.92	
Less: Accumulated Depreciation	(171,675.27)	
Right-To-Use Record Center Lease Asset	508,266.25	
Less: Accumulated Depreciation	(90,005.28)	
Right-To-Use Software Subscription Assets	5,758,471.00	
Less: Accumulated Depreciation	(2,554,082.00)	
Land	2,335,000.00	
Intangibles	7,770,075.00	
Total Fixed Assets		28,210,931
Amount Provided for Accrued Vacation		5,545,831
Total Assets		113,727,407

Liabilities & Fund Balance:

Accounts Payable		1,007,321
Accrued Vacation Payable		5,545,831
Accrued Comp. Payable		1,997,685
Revenues Collected in Advance		28,931,818
Investments in General Fixed Assets		28,210,931
Deferred Revenue-Rendition Penalties		1,029,729
Fund Balance:		
Nonspendable:		
Prepaid items	1,282,198	
Assigned for:		
Prior Years Encumbrances	38,665	
Election Services	1,000,000	
Insurance	7,788,275	
Major Repairs and Rehabilitation Projects	6,624,152	
Operating Reserve	17,818,859	
2025 Budget Reserve	1,000,000	
Unrestricted Fund Balance	6,759,295	
2025 Transactions to Date	4,692,649	
Total Fund Balance		47,004,092.60
Total Liabilities & Fund Balance		113,727,407

**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**December 31, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
Salaries & Wages Related				
5000: ARB Board Members	2,476,000	0	2,432,264	43,736
5000: Overtime	433,001	0	418,787	14,214
5000: Part-Time Seasonal Wages	581,880	0	528,565	53,315
5000: Salaries & Wages Net	52,855,049	0	52,840,890	14,159
<b>Total Salaries &amp; Wages Related</b>	<b>56,345,930</b>	<b>0</b>	<b>56,220,506</b>	<b>125,424</b>
Employee Benefits Related				
5100: FICA Medicare	820,176	0	786,363	33,813
5100: Group Dental Insurance	282,678	0	282,678	0
5100: Group Health Insurance	10,336,484	30,000	10,306,484	0
5100: Group Life & LTD Insurance	188,026	0	188,026	0
5100: Group Vision Insurance	77,328	0	77,328	0
5100: Retirement	9,158,336	0	9,022,853	135,483
5100: Social Security	198,747	0	169,764	28,983
5100: Unemployment Insurance	76,618	0	71,239	5,379
5100: Workers Compensation Ins	112,925	0	111,473	1,452
<b>Total Employee Benefits Related</b>	<b>21,251,318</b>	<b>30,000</b>	<b>21,016,208</b>	<b>205,110</b>
Office and Field Operations				
5200: Appraisal Supplies	2,780	0	572	2,208
5200: Security Services	280,000	0	271,112	8,888
5200: Online Subscription	531,029	29,809	530,919	(9,699)
5200: Communications Services	434,585	0	441,073	(6,488)
5200: Copier, Supplies & Maint	105,000	5,612	81,209	18,180
5200: Education Travel & Expenses	280,922	0	303,645	(22,723)
5200: Employee Recognition Activities	66,500	41	66,261	198
5200: Field Travel, Vanpool & Other	390,620	0	320,618	70,002
5200: Mapping Reproduction & Supplies	3,250	0	0	3,250
5200: Office Equipment Maint	10,200	0	6,209	3,991
5200: Office Supplies	109,174	0	97,979	11,195
5200: Paper, Computer Stock	45,000	0	40,793	4,207
5200: Photocopier Leases	54,200	0	49,529	4,671
5200: Postage, Mailing & Handling	3,015,392	152,972	2,797,899	64,521
5200: Printing, Forms & Stationery	32,400	16,773	14,022	1,605
5200: Prof Registration Dues	130,000	0	124,188	5,812
5200: Public Notice Advertising	8,000	9	5,293	2,697
5200: Records Storage & Supplies	14,000	0	13,463	537
5200: Seminars & Other Tuition	341,631	0	329,865	11,766
5200: Vehicle Gasoline & Maint	21,000	0	16,325	4,675
<b>Total Office and Field Operations</b>	<b>5,875,683</b>	<b>205,217</b>	<b>5,510,975</b>	<b>159,492</b>

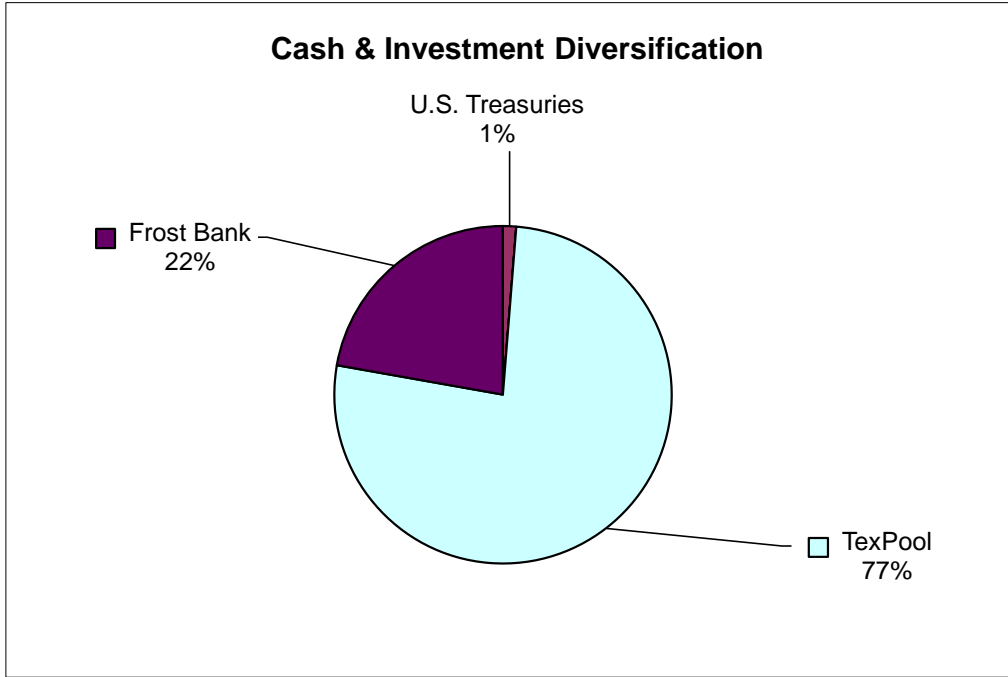
**Harris Central Appraisal District**  
**Report of 2025 Line Item Expenditures - General Fund**  
**Adjusted Budget and Year to Date Combined Expenditures and Encumbrances**  
**December 31, 2025**

Account Name	Budget Adjusted	Year to Date Encumbrances	Year to Date Expenditures	Budget Variance
Computer Operations				
5300: Hardware Maintenance & Support	525,500	0	516,738	8,762
5300: Minor Equipment - Infrastructure	229,000	0	221,107	7,893
5300: Minor Equipment - Office & Field Operations	292,000	0	287,109	4,891
5300: Software Maintenance & Support	1,575,200	0	1,567,219	7,981
5300: Software Purchases	11,250	0	4,995	6,255
5300: Software Subscription	3,879,535	32,816	3,831,065	15,654
<b>Total Computer Operations</b>	<b>6,512,485</b>	<b>32,816</b>	<b>6,428,234</b>	<b>51,435</b>
Professional Services				
5400: Appraisal Services	1,655,320	0	1,654,695	625
5400: Arbitrator Fees & Services	295,000	0	365,475	(70,475)
5400: Election Services	1,000,000	0	1,000,000	0
5400: Financial Auditing	74,080	0	73,192	888
5400: Other Professional Services	2,987,725	1,365,768	1,592,382	29,574
5410: Legal Services	12,233,967	806,244	11,344,815	82,908
<b>Total Professional Services</b>	<b>18,246,092</b>	<b>2,172,012</b>	<b>16,030,559</b>	<b>43,521</b>
Office Space, Utilities & Related				
5500: Casualty & Liability Insurance	301,000	0	302,751	(1,751)
5510: Building & Fixture Maintenance	1,740,043	94,046	1,642,950	3,046
5520: Office Space	127,000	0	125,061	1,939
5530: Utilities	450,000	18,188	441,935	(10,124)
<b>Total Office Space, Utilities &amp; Related</b>	<b>2,618,043</b>	<b>112,235</b>	<b>2,512,699</b>	<b>(6,890)</b>
Capital Purchases				
5700: Capital Purchases	521,000	0	519,693	1,307
<b>Total Capital Purchases</b>	<b>521,000</b>	<b>0</b>	<b>519,693</b>	<b>1,307</b>
<b>Total Expenditures</b>	<b>111,370,551</b>	<b>2,552,279</b>	<b>108,238,873</b>	<b>579,398</b>

**Harris Central Appraisal District  
 Combined Revenues and Expenditures - General Fund  
 December 31, 2025**

<b>Account Name</b>	<b>Budget</b>	<b>Year to Date Encumbrances</b>	<b>Year to Date Revenue &amp; Expenditures</b>	<b>Budget Variance</b>
<b>ALLOCATION &amp; REVENUES:</b>				
Jurisdiction Allocations	110,370,551	0	110,371,194	(643)
Investment Interest	0	0	1,317,920	(1,317,920)
Other Income	0	0	1,351,801	(1,351,801)
Unreserved Funds - General Fund	1,000,000	0	0	1,000,000
<b>Total Revenue</b>	<b>111,370,551</b>	<b>0</b>	<b>113,040,916</b>	<b>(1,670,365)</b>
<b>EXPENDITURES:</b>				
Salaries, Wages & Related	56,345,930	0	56,220,506	125,424
Employee Benefits & Related	21,251,318	30,000	21,016,208	205,110
Office & Field Operations	5,875,683	205,217	5,510,975	159,492
Computer Operations	6,512,485	32,816	6,428,234	51,435
Professional Services	18,246,092	2,172,012	16,030,559	43,521
Office Space, Utilities, & Maintenance	2,618,043	112,235	2,512,699	(6,890)
Capital Purchases	521,000	0	519,693	1,307
<b>Total Expenditures</b>	<b>111,370,551</b>	<b>2,552,279</b>	<b>108,238,873</b>	<b>579,398</b>

**INVESTMENT REPORT  
HARRIS CENTRAL APPRAISAL DISTRICT  
December 31, 2025**



The Harris Central Appraisal District's investment portfolio is in compliance with the HCAD Investment Policy's investment strategies and Chapter 2256 of the Texas Local Government Code.

Report approved by:

Theresa Paul  
Chief Financial Officer

Report approved by:

Tracey Dang  
Controller

Tomas Sanchez  
Assistant Controller

Kim McKellip  
Budget and Finance Manager



**SECURITIES INVENTORY  
as of December 31, 2025**

Fund	Purchase Date	Security	Coupon	Rating	Maturity	Yield	Beginning Book/Market	Purchases Deposits	Withdrawals Redemptions	Interest Earnings	Ending Book/Market
<b>General Fund</b>											
<b>US Treasury Bill</b>											
	11-Feb-25	U.S. T Bills 912797PD3	n/a	AAA	22-Jan-26	4.02%	994,543	0	0	0	998,023
		Total Securities					994,543	0	0	0	998,023
<b>Pools</b>											
General Fund	n/a	TexPool	0.00%	AAAm	n/a	3.83%	27,834,108	10,000,000	0	93,591	37,927,699
Int. Srv. Fund	n/a	TexPool	0.00%	AAAm	n/a	3.83%	4,578,328	0	300,000	14,819	4,293,147
Op Reserve Fund	n/a	TexPool	0.00%	AAAm	n/a	3.83%	17,761,129	0	0	57,730	17,818,859
		Total Pools					50,173,565	10,000,000	300,000	166,140	60,039,705

FUNDS ON DEPOSIT & PLEDGED SECURITIES  
Harris Central Appraisal District  
December 31, 2025

<b>Funds on Deposit</b>	<u>Amount</u>
Interest bearing bank balance, Concentration Account, Frost Bank	16,755,284
Interest bearing bank balance, Payroll Tax Account, Frost Bank	11,639
Interest bearing bank balance, Insurance Account, Frost Bank	653,897
Total Deposits at Frost Bank	<u><u>17,420,820</u></u>

**Pledged Securities at BNY Mellon as Tri-Party Collateral Custodian at Frost Bank**

Total Securities Value	19,182,486
Total Collateral Value	17,438,623
Excess Pledge Value	<u><u>1,743,862</u></u>

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 02 Jan 2026**

FTHA21 - HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Par Amount	Description	Source Account	Price	Market Value (USD)	Mkt Value + Intr (USD)	Collateral Value (USD)	Accr Int Factor	Price Factor					
Cpn Rate	Currency	Exchange Rate	Mdy	S&P	Fitch	Security Code	Maturity	Type	Issuer	Depository	Accrued Interest	Margin	Margin %
5,540,000.00	SAN ANTONIO TEX WTR REV	SYS JR	101.863000	5,643,210.20	5,679,374.09	5,163,067.35	0.006528	1.000000					
5.00000	USD	1.0000000000 8II	Aa1	AA+	AA	79642B3W1	15-May-2032	MUBD	02OHPP	DTC	36,163.89	516,306.74	110.00 %
4,635,000.00	SAN ANTONIO TEX	COMBI TAX	100.485000	4,657,479.75	4,735,244.75	4,304,767.95	0.016778	1.000000					
4.00000	USD	1.0000000000 8II	Aaa	AAA	AA+	7962374K8	01-Feb-2034	MUBD	01W0CI	DTC	77,765.00	430,476.80	110.00 %
690,000.00	ROCKWALL TEX INDPT SCH DIST		102.584000	707,829.60	720,958.77	655,417.06	0.019028	1.000000					
5.00000	USD	1.0000000000 8II	Aaa	AAA		774286CX4	15-Feb-2052	MUBD	01CO5M	DTC	13,129.17	65,541.71	110.00 %
2,350,000.00	CONROE TEX INDPT SCH DIST	ULTD	100.045000	2,351,057.50	2,386,829.72	2,169,845.20	0.015222	1.000000					
4.00000	USD	1.0000000000 8II	Aaa	AAA		208418B77	15-Feb-2039	MUBD	01CKMB	DTC	35,772.22	216,984.52	110.00 %
5,935,000.00	BARTLETT TEX INDPT SCH DIST		93.798000	5,566,911.30	5,660,078.44	5,145,525.85	0.015698	1.000000					
4.12500	USD	1.0000000000 8II	Aaa			069419HJ1	15-Aug-2052	MUBD	01CJX4	DTC	93,167.14	514,552.59	110.00 %

Total

19,150,000.00				18,926,488.35	19,182,485.76	17,438,623.42		
						255,997.41		1,743,862.34

Account: FTHA21 Account Name: HARRIS CENTRAL APPRAISAL DISTRICT/FRS

Start Date: 04-Dec-2017 End Date: 03-Jan-2028  
 Repo Repricing Rate: 0.0000% Deal Currency: USD  
 Deal Amount: 17,436,289.18 Unwind Amount: 17,436,289.18  
 Deal Value -> Today: 17,436,289.18 -> Next Business Day: 17,436,289.18  
 Listed Positions: 5 Listed Securities Par 19,150,000.00

1) Listed Securities Market Value	:	18,926,488.35
2) + Listed Securities Accrued Interest	:	255,997.41
3) = Listed Securities Total Value	:	19,182,485.76
4) + Cash Total Pledged	:	0.00
5) + Unlisted, Margined Securities Value	:	0.00
6) - Listed Securities Margin Amount	:	1,743,862.34
7) - Cash Collateral Margin Amount	:	0.00
8) = Total Securities + Cash Coll Value	:	17,438,623.42
9) = Total Required Collateral Value	:	17,436,289.18

**Tri-Party Collateral Agreement  
BNY as Tri-Party Custodian  
Price Report for 02 Jan 2026**

Grand Totals : Number of Accounts:	1		
Deal Amount:	17,436,289.18	Unwind Amount:	17,436,289.18
Deal Value -> Today:	17,436,289.18	-> Next Business Day:	17,436,289.18
Listed Positions:	5	Listed Securities Par Value:	19,150,000.00

<b>1) Listed Securities Market Value</b>	:	18,926,488.35
<b>2) + Listed Securities Accrued Interest</b>	:	255,997.41
<b>3) = Listed Securities Total Value</b>	:	19,182,485.76
<b>4) + Cash Total Pledged</b>	:	0.00
<b>5) + Unlisted, Margined Securities Value</b>	:	0.00
<b>6) - Listed Securities Margin Amount</b>	:	1,743,862.34
<b>7) - Cash Collateral Margin Amount</b>	:	0.00
<b>8) = Total Securities + Cash Coll Value</b>	:	17,438,623.42
<b>9) = Total Required Collateral Value</b>	:	17,436,289.18

**BROKER DEALER SERVICES DIVISION  
PRICING, INDICATIVE DATA AND OTHER DISCLOSURES**

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With respect to certain newly issued financial assets, if vendors do not provide prices, such financial assets will be valued at par or the new issue price for up to three business days. Thereafter, such financial assets will be valued at zero.

With respect to certain financial assets other than new issues, vendors may not provide prices and may not update prices previously provided on a regular basis. If vendors do not provide prices or update previously reported prices within three business days, such financial assets will be valued at zero, unless other arrangements are agreed in writing.

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Unless otherwise agreed in writing, financial assets held as collateral may include financial assets issued by your transaction counterparty or its subsidiaries or affiliates.

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Market data, which is subject to availability, may or may not be current.

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