

**FAYETTE COUNTY APPRAISAL DISTRICT  
PO BOX 836; 111 S. VAIL STREET  
LA GRANGE, TX 78945  
(979) 968-8383**

NEWS RELEASE

August 24, 2011

**NEW HOMESTEAD EXEMPTION LAWS**

There will be new laws affecting property owners wanting to apply for a homestead exemption starting on September 1, 2011 according to Karen Schubert, Chief Appraiser of the Fayette County Appraisal District. The passage of HB 252 brings about several changes that will affect area property owners. The bill requires a property owner who is applying for a homestead exemption include with the application a copy of the applicant's driver license and either a vehicle registration receipt or an affidavit that the applicant does not own a vehicle accompanied by a copy of a utility bill. The chief appraiser is prohibited from granting the exemption unless the address of the property matches the address on the driver's license and registration receipt or utility bill.

The bill also requires the applicant to state that the applicant does not claim exemption on another residence inside or outside of the state.

A person over-65 or disabled must provide an affidavit or other compelling evidence establishing the applicant's ownership of an interest in the homestead if the applicant is not specifically identified on a deed or other appropriate instrument recorded in the real property records of the County.

The bill also provides that an applicant for a homestead exemption on a manufactured home may provide a payment receipt or sworn affidavit regarding the ownership of a manufactured home in place of the statement of ownership and location or purchase contract currently required. The affidavit would state that the applicant owns the manufactured home and that the seller did not provide a purchase contract and the applicant could not locate the seller after a good faith effort. The amendment also provides that if the appraisal district verifies ownership through Texas Department of Housing and Community Affairs (TDHCA) computer records, the applicant is not required to submit an accompanying document.

If anyone has any questions concerning these new laws, please call the appraisal district office at 979-968-8383 or come by the office located at 111 S. Vail Street, La Grange, TX. Someone will be happy to assist you.

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