

By: Phillips

H.B. No. 153

A BILL TO BE ENTITLED

AN ACT

1
2 relating to disclosure by an appraisal district to a property owner
3 of information regarding the appraisal of the person's property,
4 including comparable sales information.

5 BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF TEXAS:

6 SECTION 1. Section 25.195, Tax Code, is amended by adding
7 Subsections (f), (g), (h), and (i) to read as follows:

8 (f) If a property owner or the owner's designated agent
9 requests to inspect and copy appraisal records under Subsection (a)
10 or if at any time the owner or agent requests information relating
11 to sales of property similar to the property owner's property that
12 were used in the appraisal of the property owner's property, the
13 chief appraiser shall provide the owner with information relating
14 to not fewer than three sales of similar property used in the
15 appraisal of the property of the owner.

16 (g) If the owner or agent makes a request under Subsection
17 (a) and fewer than three sales of similar property were used in the
18 appraisal of the property or the appraisal was made without using
19 information relating to sales of similar property, the chief
20 appraiser shall provide the owner or agent with a statement to that
21 effect that includes as appropriate:

22 (1) information relating to each sale of similar
23 property that was used in the appraisal; or

24 (2) an explanation of the method other than the

1 comparable sales method used to appraise the property.

2 (h) If the owner or agent makes a request under Subsection
3 (a) in preparation for an appraisal review board hearing under
4 Chapter 41, the chief appraiser shall provide the owner or agent
5 with the information required by Subsection (g) or (h) not later
6 than the seventh day before the date scheduled for the hearing.

7 (i) For purposes of this section, the information provided
8 to a property owner or the property owner's designated agent
9 relating to a sale of property must include at least a general
10 description of the property, its location, and the sales price or
11 other consideration for the sale.

12 SECTION 2. This Act takes effect September 1, 2007.