Retail Manufactured Housing Inventory Tax Statement

Form 50-268

CONFIDENTIAL

Appraisal District Account Number _____ Reporting Month, Year: _____

Send Original with Payment to: Assessor-Collector's Name, Address, City, State, ZIP Code

Send Copy to: Appraisal District Name, Address, City, State, ZIP Code

GENERAL INFORMATION: This form is for retailers of retail manufactured housing inventory to file the inventory tax statement and the monthly tax payment (Tax Code Section 23.128).

FILING INSTRUCTIONS: You must file the original completed monthly tax statement and monthly tax payment with the assessor-collector and a copy of the original with the appraisal district's chief appraiser in the county in which the business is located. **Do not file this document with the Texas Comptroller of Public Accounts.**

SECTION 1: Retailer Information

Name of Retailer | Phone *(area code and number)* | Email Address

Mailing Address, City, State, ZIP Code

SECTION 2: Authorized Representative

If you are an individual retailer filing this tax statement on your own behalf, skip to Section 3; all other applicants are required to complete Section 2.

Indicate the basis for your authority to represent the retailer in filing this tax statement:

☐ Officer of the company ☐ General partner of the company ☐ Attorney for the company

☐ Agent for tax matters appointed under Tax Code Section 1.111 with completed and signed Form 50-162

☐ Other and explain basis: _____

Name of Authorized Representative | Title of Authorized Representative

Phone Number *(area code and number)* | Email Address

Mailing Address, City, State, ZIP Code

SECTION 3: Business Information

Provide the name and physical address of the business location of the inventory that you are declaring in this form. In addition, attach a list with the name and business address of each location at which you conduct business. If your appraisal district account number is not available, attach a copy of your tax bill or a copy of appraisal district or tax office correspondence concerning this account.

Name of Business | Starting Date of Business *(if not in business Jan. 1 of this year)*

Business Address, City, State, ZIP Code

Texas Department of Housing and Community Affairs Retailer's License Number(s)

SECTION 4: Inventory Schedule

Complete and attach the Inventory Schedule including the information for each sale during the reporting month (continue on additional sheets as needed). In lieu of filling out the Inventory Schedule, you may attach separate documentation setting forth the information required. All such information must be separately identified in a manner that conforms to the column headers in the Inventory Schedule.

SECTION 5: Breakdown of Units Sold and Sales Amounts for the Month

Part 1: Number of Units Sold

Provide the total number of units sold this month.

Net Retail Manufactured Housing Inventory | Retailer Sales | Subsequent Sales

Part 2: Transaction Amounts

Provide the total sales amounts for manufactured housing sold for this month.

$ _____ (Net Retail Manufactured Housing Inventory) | $ _____ (Retailer Sales) | $ _____ (Subsequent Sales)

SECTION 6: Certification and Signature

If you make a false statement on this form, you could be found guilty of a Class A misdemeanor or a state jail felony under Penal Code Section 37.10.

I, _____, swear or affirm that each fact contained
Printed Name of Retailer or Authorized Representative

in this statement is true and correct and that I am the retailer (or his or her authorized representative) of the retail manufactured housing inventory described in this statement.

sign here ➧ Signature of Retailer or Authorized Representative | Date

SECTION 4: Inventory Schedule (Continued)

Date of Sale	Model Year	Make	Unit of Manufacturing Housing Identification/Serial Number	Purchaser's Name	Type of Sale	Sales Price	Unit Property Tax

Total Unit Property Tax this Month ______

______
Unit Property Tax Factor Used*

*Contact either the county tax assessor-collector or appraisal district for the current unit property tax factor. The unit property tax factor is calculated by dividing the aggregate tax rate by 12. If the aggregate tax rate is expressed in dollars per $100 of valuation, divide by $100 and then divide by 12. It represents one-twelfth rate at the location where the inventory is located on Jan. 1 of the current year.

Important Information

GENERAL INFORMATION: This form is for retailers of retail manufactured housing inventory to file the inventory tax statement and the monthly tax payment (Tax Code Section 23.128). A dealer may use no other form but this form for the purpose of Retaill Manufactured Housing Inventory Tax Statement (Tax Code 23.128(e)).

FILING INSTRUCTIONS: You must file the original completed monthly tax statement and monthly tax payment with the assessor-collector and a copy of the original with the appraisal district's chief appraiser in the county in which the business is located. **Do not file this document with the Texas Comptroller of Public Accounts**. Contact information for appraisal districts and county assessor-collectors may be found on the Comptroller's website.

FILING DEADLINES: You must file this statement on or before the **10th** day of each month regardless of whether a unit of manufactured housing is sold. If you were not in business on Jan. 1 of this year, you must file this statement each month after your business opens, but you do not include any tax payment until the beginning of the next calendar year.

FILING PENALTIES: Failure to remit unit property taxes by the due date incurs a penalty of 5 percent of the amount due. If the amount is not paid within 10 days after the due date, the penalty increases by an additional penalty of 5 percent of the amount due. Failure to file this form is a misdemeanor offense punishable by a fine not to exceed $100. Each day that you fail to comply is a separate offense. In addition to the other penalties, you will forfeit a penalty of $500 for each month or part of a month in which this statement is not filed after it is due. A tax lien attaches to your business personal property to secure the penalty's payment.

OTHER IMPORTANT INFORMATION: The chief appraiser or collector may examine the books and records of a retailer pursuant to Tax Code Sections 23.127(g) and 23.128(f).

Definitions

Types of Sale: Provide one of the following codes for each sale reported.

- **MH – Net retail manufactured housing inventory sale** – all units of manufactured housing held for sale at retail and defined as inventory by Occupations Code Section 1201.201. A manufactured home means a mobile home or a HUD-code manufactured home as defined under Occupations Code Section 1201.003. This excludes retailer sales and subsequent sales.
- **RL – retailer sale –** sale of manufactured housing to another retailer.
- **SS – subsequent sale –** retailer-financed sale of a manufactured housing unit that, at the time of sale, has retailer financing from your manufactured housing inventory in this same calendar year. The first sale of a retailer-financed house is reported as a manufactured housing inventory sale, with sale of this same unit later in the year classified as a subsequent sale.

Sales Price: The total amount of money paid or to be paid to a retailer for the purchase of a unit of manufactured housing, excluding any amount paid for the installation of the home.

Unit Property Tax: Provide the total unit property tax for this month that will be submitted with the monthly statement to the collector. To compute, multiply the sales price by the unit property tax factor. For retailer and subsequent sales that are not coded as MH (net retail manufactured housing inventory sale), the unit property tax is $0. If no unit property tax is assigned, provide the reason.