

2023 Form 6 - Full and Public Disclosure of Financial Interests

Filed with COE: 06/08/2026

General Information

Name: Stephan Jack Nix

PID 319333

AGENCY INFORMATION

Organization	Suborganization	Title

Net Worth

My Net Worth as of November 13, 2024 was \$ 129,656.00.

Assets

Household goods and personal effects may be reported in a lump sum if their aggregate value exceeds \$1,000. This category includes any of the following, if not held for investment purposes: jewelry; collections of stamps, guns, and numismatic items; art objects; household equipment and furnishings; clothing; other household items; and vehicles for personal use, whether owned or leased.

The aggregate value of my household goods and personal effect is \$ 10,000.00.

ASSETS INDIVIDUALLY VALUED AT OVER \$1,000:

Description of Asset	Value of Asset
Principal residence	\$ 490,000.00
Automobile, 2022 Subaru Outback	\$ 23,659.00
Automobile, 2018 Toyota RAV4	\$ 17,223.00
PNC Bank Investments	\$ 36,884.00
PNC Bank Checking Accounts	\$ 2,007.00
PNC Monet Market Account	\$ 25,044.00

Liabilities

LIABILITIES IN EXCESS OF \$1,000:

Name of Creditor	Address of Creditor	Amount of Liability
Rocket Mortgage	1050Woodward Ave., Detroit, MI 48226	\$ 437,469.00
Capital One Auto Finance	PO Box 60511, City of Industry, CA 91716	\$ 23,476.00
American Express Personal Loan	PO Box 96001, Los Angeles, CA 90096	\$ 7,169.00
American Express Personal Loan	PO Box 96001, Los Angeles, CA 90096	\$ 2,152.00
American Education Services	PO Box 2461, Harrisburg, PA 17105	\$ 4,995.00

JOINT AND SEVERAL LIABILITIES NOT REPORTED ABOVE:

Name of Creditor	Address of Creditor	Amount of Liability
N/A		

Income

Identify each separate source and amount of income which exceeded \$1,000 during the year, including secondary sources of income. Or attach a complete copy of your 2023 federal income tax return, including all W2s, schedules, and attachments. Please redact any social security or account numbers before attaching your returns, as the law requires these documents be posted to the Commission's website.

☐ I elect to file a copy of my 2023 federal income tax return and all W2s, schedules, and attachments.

PRIMARY SOURCES OF INCOME:

Name of Source of Income Exceeding \$1,000	Address of Source of Income	Amount
Teacher Retirement System of Texas	1000 Red River St, Austin, TX 78701	\$ 36,383.00
Teachers Insurance and Annuity Association of America	P.O. Box 1288, South Windsor, CT 06074	\$ 32,960.00
Social Security Administration	PO Box 67620, Wilkes-Barre, PA 18767	\$ 37,798.00
Texas A&M University-San Antonio	One University Way, San Antonio, TX 78224	\$ 5,100.00
PNC Investments, LLC	1900 East Ninth St, Cleveland, OH 44114	\$ 4,005.00
PNC Bank, National Association	PO Box 535230, Pittsburgh, PA 15253	\$ 1,548.00

SECONDARY SOURCES OF INCOME (Major customers, clients, etc. of businesses owned by reporting person):

Name of Business Entity	Name of Major Sources of Business' Income	Address of Source	Principal Business Activity of Source
N/A			

Interests in Specified Businesses**Business Entity # 1**

N/A

Training

Based on the office or position you hold, the certification of training required under Section 112.3142, F.S., is not applicable to you for this form year.

Signature of Reporting Official or Candidate

Under the penalties of perjury, I declare that I have read the foregoing Form 6 and that the facts stated in it are true.

Stephan Jack Nix

Digitally signed: 06/08/2026

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