

Sales Ratio Selection Page

Run Date: 4/10/2025 3:11:08PM

Description:

Order: Account

SELECTION CRITERIA

Year Run: 2025

Jurisdiction 33-EAST CHAMBERS ISD

(NOT) Property_Type LIKE M

(NOT) Price greater than/equal to 0 And Price less than/equal to 0

(NOT) User_Code1 LIKE W

(NOT) User_Code2 LIKE L

Deed_Date greater than/equal to 1/1/2024 12:00:00 AM And Deed_Date less than/equal to 2/28/2025 12:00:00 AM

Is_Valid_Transaction = true

Sales Ratio Detail

Parcel Id: 35818
Sale #:6

Acct Number: 00276-02001-00100-160100

Cat Code: A1

Loc Code: 184

Address: 1022 E MAIN ST

Legal 1: 276 TR 20A-1-1 T & N O SUR

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	RS33TWN-1			1.65	0	0.00	1.00	32,930	0	32,930			
Total Land Taxable Value:											32,930			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2004	0	RES FRM	F3	1,146	1.35	1.00		0.96	1.00	1.00	1.00	136,860
	2	2004	0	PORCH	F3	92	1.35	1.00		0.96	1.00	1.00	1.00	1,460
	3	2022	2022	STORAGE	42	80	1.35	1.00		0.25	1.00	1.00	1.00	150
Total Building Value:											138,470			

Sale Date: 11/27/2024
Sale Price: 218,000

Deed Date: 11/27/2024
Volume:

File#: 209021
Page:

Buyer: AUSTAD STEVEN MICHAEL
Seller: JOHNSON JUSTIN

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
171,400	171,400	0.7862	0.7862	B		T	0	1.647	138,470

Parcel Id: 64030
Sale #:5

Multi Parcel Sale

Acct Number: 00607-00100-00100-020100

Cat Code: D1 D2

Loc Code: 184

Address: BAUER RD

Legal 1: 607 TR 1-1-1 H L NOLTE SEC 22

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	RS33LD-5	ARN		3.18	0	0.00	1.00	15,900	170	15,900			
Total Land Taxable Value:											15,900			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	0	1900	RES FRM	F3	1,214	1.35	1.00		0.45	1.00	1.00	1.00	67,960
	2	0	1900	PORCH	F3	256	1.35	1.00		0.45	1.00	1.00	1.00	1,900
Total Building Value:											69,860			

Parcel Id: 70558
Sale #:6

Multi Parcel Sale

Acct Number: 00547-00100-00200-020500

Cat Code: D1 D2

Loc Code: 184

Address: 1800 BAUER RD

Legal 1: 547 TR 1-2 JOHN E NOLTE

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RS33N-5	ARN	18.13	0	0.00	1.00	90,650	980	90,650
Total Land Taxable Value:										90,650

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	0	1900	WH-CPY	12	1,280	1.35	1.00		0.20	1.00	1.00	1.00	2,700
	2	0	1900	WAREHOUSE	13	3,200	1.35	1.00		0.20	1.00	1.00	1.00	18,900
	3	0	1900	WAREHOUSE	13	1,980	1.35	1.00		0.20	1.00	1.00	1.00	12,830
	4	0	1900	WAREHOUSE	13	3,200	1.35	1.00		0.20	1.00	1.00	1.00	18,900
	5	0	1900	BARN	14	2,160	1.35	1.00		0.20	1.00	1.00	1.00	2,100
	6	2019	2020	WAREHOUSE	13	1,200	1.35	1.00		1.00	1.00	1.00	1.00	38,860
	7	2019	2020	PORCH	F3	3,160	1.35	1.00		1.00	1.00	1.00	1.00	52,170
	8	0	1900	SHED-2	41	1,600	1.35	1.00		0.20	1.00	1.00	1.00	970
	9	0	1900	SHED-2	41	720	1.35	1.00		0.20	1.00	1.00	1.00	440
	10	0	1900	SHED-2	41	452	1.35	1.00		0.50	1.00	1.00	1.00	680
	11	0	1900	SHED-2	41	300	1.35	1.00		0.50	1.00	1.00	1.00	450
	12	0	1900	SHED-2	41	300	1.35	1.00		0.50	1.00	1.00	1.00	450
	13	0	1900	SHED-2	41	150	1.35	1.00		0.50	1.00	1.00	1.00	230
Total Building Value:														149,680

Parcel Id: 973 Acct Number: 00547-00100-00100-020001 Cat Code: E13 Loc Code: 184 Address: 1800 BAUER RD
 Sale #:6 **Multi Parcel Sale** ***Primary Parcel*** Legal 1: 547 TR 1-1 JOHN E NOLTE

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	RS33N-5			2.00	0	0.00			1.00	10,000	0	10,000	
Total Land Taxable Value:													10,000	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	0	1900	RES MAS	M5	4,742	1.35	1.00		0.69	1.00	1.00	1.00	454,220
	2	0	1900	GARAGE-FIN	M5	506	1.35	1.00		0.69	1.00	1.00	1.00	12,070
	3	0	1900	PORCH	M5	272	1.35	1.00		0.69	1.00	1.00	1.00	4,080
	4	1999	0	CARPORT	F3	800	1.35	1.00		0.92	1.00	1.00	1.00	13,410
	5	2003	0	RES MAS	M4+	1,269	1.35	1.00		0.94	1.00	1.00	1.00	163,050
	6	2003	0	CARPORT	M4+	302	1.35	1.00		0.94	1.00	1.00	1.00	6,130
	7	2003	0	PORCH	M4+	371	1.35	1.00		0.94	1.00	1.00	1.00	7,520
	8	0	1900	PORCH	M5	396	1.35	1.00		0.69	1.00	1.00	1.00	5,940
	9	0	1900	STORAGE	41	80	1.35	1.00		0.65	1.00	1.00	1.00	290
	10	0	1900	STORAGE	41	144	1.35	1.00		0.65	1.00	1.00	1.00	520
	11	2011	2012	STORAGE	41	80	1.35	1.00		0.90	1.00	1.00	1.00	400
	12	2013	2014	PORCH	M5	1,059	1.35	1.00		0.98	1.00	1.00	1.00	22,560
Total Building Value:													690,190	

Sale Date: 02/05/2025 Deed Date: 02/05/2025 File#: 210743 **Buyer: BAUER CODY & JAMI**
 Sale Price: 1,047,300 Volume: Page: **Seller: BAUER TIMOTHY C & VICKY**

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
1,026,280	991,290	0.9465	0.9799	B		CS	0	23.310	909,730

Parcel Id: 33226 Acct Number: 00647-00800-00100-150101 Cat Code: E11 Loc Code: 184 Address: 442 N SECOND ST
 Sale #:3 **Multi Parcel Sale** Legal 1: 647 TR 8-1-1 M M GREGORY

Sales Ratio Detail

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	RS33TWN-2			0.25	0	0.00			1.00	3,750	0	3,750	
Total Land Taxable Value:													3,750	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1996	0	RES FRM	F4	1,407	1.35	1.00		0.91	1.00	1.00	1.00	167,250
	2	1996	0	PORCH	F4	290	1.35	1.00		0.91	1.00	1.00	1.00	4,850
	3	1996	0	PORCH	F4	237	1.35	1.00		0.91	1.00	1.00	1.00	3,960
	4	0	1900	STORAGE	42	125	1.35	1.00		0.85	1.00	1.00	1.00	810
	5	2011	0	RES FRM	F3	96	1.35	1.00		0.98	1.00	1.00	1.00	11,700
	6	2011	0	RES FRM	F3	101	1.35	1.00		0.98	1.00	1.00	1.00	12,310
	7	2011	2012	STORAGE	51	636	1.35	1.00		0.85	1.00	1.00	1.00	4,410
	8	2018	2019	SHED-1	42	467	1.35	1.00		0.98	1.00	1.00	1.00	3,240
	9	2018	2019	STORAGE	42	325	1.35	1.00		0.98	1.00	1.00	1.00	2,420
Total Building Value:													210,950	

Parcel Id: 59946 Acct Number: 54000-00641-05600-000200 Cat Code: D1 Loc Code: 184 Address:
Sale #:8 **Multi Parcel Sale** Legal 1: BK 56 LTS 2 & 9-10 STOWELL TS

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	2	RS54000A	ARI-D	0.31	13,580	97.00		1.00	18,720	20	18,720
	1	RS54000A	ARI-D	1.02	0	0.00		1.00	61,130	70	61,130
Total Land Taxable Value:											79,850

Parcel Id: 5810 Acct Number: 00647-00800-00100-150001 Cat Code: D1 Loc Code: 184 Address:
Sale #:5 **Multi Parcel Sale** ***Primary Parcel*** Legal 1: 647 TR 8-1 M M GREGORY

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RS33TWN-5	ARN	24.50	0	0.00		1.00	146,970	1,320	146,970
Total Land Taxable Value:											146,970

Sale Date: 06/20/2024 Deed Date: 06/20/2024 File#: 204301 **Buyer: LAIRD JOHNNA**
Sale Price: 535,000 Volume: Page: **Seller: NORRIS SHELBY R & SHERRI A**

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
441,520	424,690	0.7938	0.8253	B		T	13,580	26.331	210,950

Parcel Id: 30511 Acct Number: 19520-00014-00000-000300 Cat Code: A1 Loc Code: 184 Address: 515 MEADOWCROFT LN
Sale #:5 Legal 1: LT 3 BRIARMEADOW SEC 2

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	FV19520A		0.47	20,670	106.00		1.00	8,000	0	8,000
Total Land Taxable Value:											8,000

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2010	2011	RES MAS	M5	1,729	1.35	1.00		0.90	1.00	1.15	1.00	248,420
	2	2010	2011	GARAGE-FIN	M5	420	1.35	1.00		0.90	1.00	1.15	1.00	15,020
	3	2010	2011	PORCH	M5	104	1.35	1.00		0.90	1.00	1.15	1.00	2,340
	4	2010	2011	PORCH	M5	216	1.35	1.00		0.90	1.00	1.15	1.00	4,860
	5	2010	2011	CONCRETE	1	328	1.35	1.00		0.85	1.00	1.15	1.00	3,030

Total Building Value: 273,670

Sale Date: 07/18/2024

Deed Date: 07/18/2024

File#: 205097

Buyer: SONNIER JEFFREY B

Sale Price: 282,500

Volume:

Page:

Seller: CATCHINGS ZACHARY

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
281,670	267,420	0.9466	0.9971	B	19500	T	20,670	0.475	273,670

Parcel Id: 30534

Acct Number: 19520-00014-00000-002600

Cat Code: A1

Loc Code: 184

Address: 516 EVANS ST

Sale #:6

Legal 1: PT OF LT 26 BRIARMEADOW SEC 2

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	FV19520C		0.72	31,500	150.00			1.00	11,000	0	11,000

Total Land Taxable Value: 11,000

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1999	0	RES MAS	M5+	2,299	1.35	1.00		0.93	1.00	1.15	1.00	345,680
	2	1999	0	GARAGE-FIN	M5+	764	1.35	1.00		0.93	1.00	1.15	1.00	30,840
	3	1999	0	PORCH	M5+	52	1.35	1.00		0.93	1.00	1.15	1.00	1,330
	4	1999	0	PORCH	M5+	297	1.35	1.00		0.93	1.00	1.15	1.00	7,610
	5	1999	0	CARPORT	M5+	320	1.35	1.00		0.93	1.00	1.15	1.00	8,150
	6	1999	0	GARAGE-DET	MF2	600	1.35	1.00		0.93	1.00	1.15	1.00	24,460
	7	2004	0	CARPORT	MTL1	570	1.35	1.00		0.70	1.00	1.15	1.00	3,310

Total Building Value: 421,380

Sale Date: 04/12/2024

Deed Date: 04/12/2024

File#: 202345

Buyer: MARTINEZ YADIRA L & IVAN M ROSALES

Sale Price: 412,500

Volume:

Page:

Seller: HARRISON JARED WADE

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
432,380	430,360	1.0433	1.0482	B	19500	T	31,500	0.715	421,380

Parcel Id: 7936

Acct Number: 25200-00016-02300-000100

Cat Code: A1

Loc Code: 184

Address: 207 N CARTER RD

Sale #:4

Legal 1: BK 23 LT 1 FOX WINNIE

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RS33TWN-1		0.74	0	0.00			1.00	14,850	0	14,850

Total Land Taxable Value: 14,850

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	0	1900	RES MAS	M3+	1,290	1.35	1.00		0.69	1.00	1.00	1.00	120,020
	2	0	1900	PORCH	M3+	160	1.35	1.00		0.69	1.00	1.00	1.00	2,170
	3	0	1900	GARAGE-UNF	M3+	418	1.35	1.00		0.69	1.00	1.00	1.00	7,610
	4	0	1900	CARPORT	F3+	380	1.35	1.00		0.69	1.00	1.00	1.00	4,640
	5	0	1900	STORAGE	42	120	1.35	1.00		0.65	1.00	1.00	1.00	590
	6	0	1900	PORCH	F3	100	1.35	1.00		0.69	1.00	1.00	1.00	1,140
Total Building Value:														136,170

Sale Date: 02/04/2025
Sale Price: 150,000

Deed Date: 02/04/2025
Volume:

File#: 210873
Page:

Buyer: ROHR MADALYN & JORDAN K
Seller: DUCKWORTH SHELIA HOLT

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
151,020	150,970	1.0065	1.0068	B		L	0	0.740	136,170

Parcel Id: 59775
Sale #:3

Acct Number: 25480-00016-00100-000200

Cat Code: A1

Loc Code: 184

Address: 288 S CARTER RD

Legal 1: LOT 2 FRANZEN ADDITION

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RS33TWN-1			2.50	0			0.00		1.00	50,000	0	50,000
Total Land Taxable Value:														50,000
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2020	2021	RES MAS	M6	2,202	1.35	1.00		1.00	1.00	1.00	1.00	325,300
	2	2020	2021	RMSTR2	M6	221	1.35	1.00		1.00	1.00	1.00	1.00	27,420
	3	2020	2021	GARAGE-FIN	M6	552	1.35	1.00		1.00	1.00	1.00	1.00	21,740
	4	2020	2021	PORCH	M6	208	1.35	1.00		1.00	1.00	1.00	1.00	5,080
	5	2020	2021	PORCH	M6	605	1.35	1.00		1.00	1.00	1.00	1.00	14,780
	6	2020	2021	WAREHOUSE	12	1,640	1.35	1.00		1.00	1.00	1.00	1.00	38,440
	7	2020	2021	WH-CPY	12	740	1.35	1.00		1.00	1.00	1.00	1.00	7,810
Total Building Value:														440,570

Sale Date: 01/16/2025
Sale Price: 560,000

Deed Date: 01/16/2025
Volume:

File#: 210379
Page:

Buyer: JACKSON FELIX
Seller: LAMANCE RICHARD D & THERESA L

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
490,570	486,810	0.8693	0.8760	B		T	0	2.500	440,570

Parcel Id: 14082
Sale #:9

Acct Number: 25500-00014-00100-000600

Cat Code: A1

Loc Code: 184

Address: 1415 PALM DR

Legal 1: BK 1 LT 6 M L FRANZEN

Land	Seq	Class	Ag_Class	Acres	Sqft	Front	Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RS25500		0.27	11,875		95.00		1.00	4,750	0	4,750
Total Land Taxable Value:												4,750

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	0	1900	RES MAS	M4	2,268	1.35	1.00		0.86	1.00	1.00	1.00	266,610
	2	0	1900	GARAGE-FIN	M4	504	1.35	1.00		0.86	1.00	1.00	1.00	13,830
	3	0	1900	PORCH	M4	252	1.35	1.00		0.86	1.00	1.00	1.00	4,550
	4	2007	2008	CONCRETE	1	315	1.35	1.00		0.86	1.00	1.00	1.00	2,560
Total Building Value:														287,550

Sale Date: 09/05/2024
Sale Price: 260,000

Deed Date: 09/05/2024
Volume:

File#: 206512
Page:

Buyer: RUSSELL DAVID C & ELIZABETH
Seller: BARBARISI DONAVON A & KELSY

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
292,300	262,940	1.0113	1.1242	B		T	11,875	0.273	287,550

Parcel Id: 13203
Sale #:3

Acct Number: 25500-00014-00200-000800

Cat Code: A1

Loc Code: 184

Address: 1426 PALM DR

Legal 1: BK 2 LT 8 M L FRANZEN

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	RS25500			0.24	10,375	83.00	1.00	4,140	0	4,140			
Total Land Taxable Value:											4,140			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1962	0	RES MAS	M4+	2,046	1.35	1.00		0.90	1.00	1.00	1.00	251,700
	2	0	1900	CARPORT	M4+	600	1.35	1.00		0.90	1.00	1.00	1.00	11,660
	3	0	1900	PORCH	M4+	80	1.35	1.00		0.90	1.00	1.00	1.00	1,550
	4	2010	2011	CONCRETE	1	346	1.35	1.00		0.85	1.00	1.00	1.00	2,780
	5	2018	2019	STORAGE	41	154	1.35	1.00		0.75	1.00	1.00	1.00	650
Total Building Value:														268,340

Sale Date: 07/12/2024
Sale Price: 182,550

Deed Date: 07/12/2024
Volume:

File#: 204912
Page:

Buyer: SIMUNEK MADISON
Seller: PHELPS CECILLE HEARN

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
272,480	244,760	1.3408	1.4926	B		T	10,375	0.238	268,340

Parcel Id: 68083
Sale #:2

Multi Parcel Sale

Acct Number: 88888-25510-00002-008012

Cat Code: M1

Loc Code: 184

Address: 303 W PEAR AVENUE

Legal 1: IMP ONLY BJ 2 LTS 1-2 FRANZEN PARK PLACE ON P#49362

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	0	1900	MOB HME	T-2S	1,216	1.00	1.00		0.75	1.00	1.00	1.00	63,380
Total Building Value:														63,380

Parcel Id: 49362
Sale #:4

Multi Parcel Sale *Primary Parcel*

Acct Number: 25510-00014-00200-000102

Cat Code: C1

Loc Code: 184

Address: 303 W PEAR AVENUE

Legal 1: BK 2 LTS 1-2 FRANZEN PARK PLACE IMP ONLY #68083

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RS25510		0.48	0	0.00	1.00	9,640	0	9,640
Total Land Taxable Value:										9,640

Sales Ratio Detail

Sale Date: 05/28/2024
Sale Price: 200,000

Deed Date: 05/28/2024
Volume:

File#: 203672
Page:

Buyer: BURRITO EXPRESS OF WINNIE LLC
Seller: VELAZQUEZ ARACELI

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
73,020	50,050	0.2502	0.3651	B		L	0	0.482	63,380

Parcel Id: 39573
Sale #:5

Acct Number: 28500-00014-00000-001700 Cat Code: A1 Loc Code: 184 Address: 154 W FEAR RD
Legal 1: LOTS 17, 17A, & 18 G HARGRAVES

Land	Seq	Class	Ag_Class		Acres	Sqft	Front Ft	Avg	Depth Per	Real Value	Ag Value	Total Value		
	1	RS28500			0.51	22,400	160.00		1.00	3,190	0	3,190		
Total Land Taxable Value:												3,190		
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2016	2017	RES FRM	F4	2,238	1.35	1.00		0.75	1.00	1.00	1.00	219,260
	2	2016	2017	GARAGE-FIN	F4	996	1.35	1.00		1.00	1.00	1.00	1.00	29,300
	3	2016	2017	PORCH	F4	267	1.35	1.00		1.00	1.00	1.00	1.00	4,900
	4	2017	2017	DECK	1	34	1.35	1.00		1.00	1.00	1.00	1.00	530
Total Building Value:												253,990		

Sale Date: 12/13/2024
Sale Price: 159,074

Deed Date: 12/13/2024
Volume:

File#: 209461
Page:

Buyer: VENTURA PRIMITIVO R & MARIA DE LOS ANGELES ROSAS
Seller: SECRETARY OF VETERANS AFFAIRS

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
257,180	229,730	1.4442	1.6167	B		CR	22,400	0.514	253,990

Parcel Id: 64339
Sale #:2

Acct Number: 29150-66500-00000-000200 Cat Code: A1 Loc Code: 184 Address: 224 FREEMAN ST
Legal 1: LOT 2 HATFIELD MINOR PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	RS40000			0.20	0	0.00	1.00	1,270	0	1,270			
Total Land Taxable Value:											1,270			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	0	1900	RES FRM	F3+	1,250	1.35	1.00		0.92	1.00	1.00	1.00	146,840
	2	0	1900	PORCH	F3+	300	1.35	1.00		0.75	1.00	1.00	1.00	4,090
	3	2014	2015	RES FRM	F3+	373	1.35	1.00		0.85	1.00	1.00	1.00	40,480
	4	2016	2017	RES FRM	F3+	82	1.35	1.00		0.82	1.00	1.00	1.00	8,590
	5	2016	2017	PORCH	F3+	75	1.35	1.00		1.00	1.00	1.00	1.00	1,360
Total Building Value:											201,360			

Sale Date: 08/07/2024
Sale Price: 185,000

Deed Date: 08/07/2024
Volume:

File#: 205701
Page:

Buyer: JIMENEZ JEREMIAH & ITZAMARY
Seller: STOBBI WILLIAM

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
202,630	211,660	1.1441	1.0953	B		INT	0	0.205	201,360

Sales Ratio Detail

Parcel Id: 4915
Sale #:5

Acct Number: 32000-00016-00100-002300

Cat Code: A1

Loc Code: 184

Address: 629 CAROLYN ST

Legal 1: BK 1 LT 23 HIGHLAND S/D

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth	Per	Real Value	Ag Value	Total Value	
	1	RS32000			0.32	13,761	99.00		1.00		3,250	0	3,250	
Total Land Taxable Value:													3,250	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1964	0	RES MAS	M4	1,555	1.35	1.00		0.84	1.00	1.30	1.00	232,100
	2	0	1900	PORCH	M4	68	1.35	1.00		0.84	1.00	1.30	1.00	1,560
	3	0	1900	GARAGE-FIN	M4	504	1.35	1.00		0.84	1.00	1.30	1.00	17,560
	4	0	1900	GARAGE-FIN	M4	130	1.35	1.00		0.75	1.00	1.30	1.00	4,040
	5	0	1900	PORCH	M4	80	1.35	1.00		0.84	1.00	1.30	1.00	1,840
	6	0	1900	STORAGE	42	60	1.35	1.00		0.45	1.00	1.30	1.00	270
	7	0	1900	STORAGE	41	140	1.35	1.00		0.30	1.00	1.30	1.00	310
	8	2017	2018	SHED-1	41	61	1.35	1.00		0.98	1.00	1.30	1.00	380
Total Building Value:													258,060	

Sale Date: 07/03/2024
Sale Price: 248,000

Deed Date: 07/03/2024
Volume:

File#: 204741
Page:

Buyer: PENNARTZ ROBY & ALYSIA
Seller: HARRINGTON GENE F JR & CRYSTAL

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
261,310	100,000	0.4032	1.0537	B	32000	T	13,761	0.316	258,060

Parcel Id: 12516
Sale #:9

Acct Number: 32000-00016-00200-001000

Cat Code: A1

Loc Code: 184

Address: 736 CAROLYN ST

Legal 1: BK 2 LT 10 HIGHLAND S/D

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth	Per	Real Value		Ag Value	Total Value
	1	RS32000			0.32	13,761	99.00			1.00	3,250		0	3,250
Total Land Taxable Value:														3,250
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1995	0	RES FRM	F3+	1,829	1.35	1.00		0.87	1.00	1.30	1.00	264,120
	2	1995	0	PORCH	F3+	21	1.35	1.00		0.87	1.00	1.30	1.00	430
	3	1999	0	CARPORT	F2	720	1.35	1.00		0.87	1.00	1.30	1.00	11,160
	4	2000	0	SCRN PORCH	F3	216	1.35	1.00		0.87	1.00	1.30	1.00	4,780
	5	2000	0	DECK	1	324	1.35	1.00		0.92	1.00	1.30	1.00	6,010
	6	2016	2017	GAZEBO	10	150	1.35	1.00		1.00	1.00	1.30	1.00	950
Total Building Value:														287,450

Sale Date: 08/05/2024
Sale Price: 189,000

Deed Date: 08/05/2024
Volume:

File#: 205647
Page:

Buyer: DEYOUNG DAKOTA
Seller: BROUSSARD MELISSA

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
290,700	290,700	1.5381	1.5381	B	32000	T	13,761	0.316	287,450

Parcel Id: 14077
Sale #:7

Acct Number: 36500-00016-02600-000900

Cat Code: A1

Loc Code: 184

Address: 227 HALE RD

Legal 1: 16-26-9 KOCH S/D

Sales Ratio Detail

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	RS33TWN-1			1.23	0	0.00			1.00	24,580	0	24,580	
Total Land Taxable Value:													24,580	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1967	0	RES FRM	F4+	1,536	1.35	1.00		0.77	1.00	1.00	1.00	154,490
	2	0	1900	PORCH	F4+	48	1.35	1.00		0.77	1.00	1.00	1.00	760
	3	0	1900	GARAGE-UNF	F4+	784	1.35	1.00		0.77	1.00	1.00	1.00	16,590
	4	0	1900	CARPORT	F4+	672	1.35	1.00		0.77	1.00	1.00	1.00	10,580
	5	0	1900	PORCH	F4+	144	1.35	1.00		0.77	1.00	1.00	1.00	2,270
	6	0	1900	DECK	1	180	1.35	1.00		0.77	1.00	1.00	1.00	2,150
	7	0	1900	STORAGE	42	288	1.35	1.00		0.45	1.00	1.00	1.00	990
	8	0	1900	STORAGE	41	288	1.35	1.00		0.25	1.00	1.00	1.00	400
Total Building Value:													188,230	

Sale Date: 09/03/2024

Deed Date: 09/03/2024

File#: 206408

Buyer: HANKE MIKE

Sale Price: 115,000

Volume:

Page:

Seller: US BANK TRUST COMPANY NA

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
212,810	200,600	1.7443	1.8505	B		T	0	1.229	188,230

Parcel Id: 20843

Sale #:7

Acct Number: 36500-00016-06500-000105

Cat Code: A1

Loc Code: 184

Address: 1419 E BUCCANEER DR

Legal 1: 16-65-1-5 KOCH

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	RS33TWN-1			5.00	0		0.00		1.00	99,930	0	99,930	
Total Land Taxable Value:													99,930	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2004	2005	RES FRM	F4	720	1.35	1.00		0.96	1.00	1.00	1.00	90,290
	2	2007	2008	RES FRM	F4	336	1.35	1.00		0.97	1.00	1.00	1.00	42,570
	3	2010	2011	SHED-2	42	200	1.35	1.00		0.85	1.00	1.00	1.00	590
	4	0	1900	CARPORT	MTL1	400	1.35	1.00		1.00	1.00	1.00	1.00	2,880
	5	2023	2023	BARN	43	1,950	1.35	1.00		1.00	1.00	1.00	1.00	29,380
	6	2023	2023	CANOPY	14	450	1.35	1.00		1.00	1.00	1.00	1.00	3,650
	7	2023	2023	CARPORT	MTL1	280	1.35	1.00		1.00	1.00	1.00	1.00	2,020
	8	2023	2023	CARPORT	MTL1	280	1.35	1.00		1.00	1.00	1.00	1.00	2,020
	9	2023	2023	CARPORT	MTL1	280	1.35	1.00		1.00	1.00	1.00	1.00	2,020
	10	2023	2023	CARPORT	MTL1	280	1.35	1.00		1.00	1.00	1.00	1.00	2,020
	11	2025	2025	CARPORT	MTL1	400	1.35	1.00		1.00	1.00	1.00	1.00	2,880
	12	2025	2025	STORAGE	42	202	1.35	1.00		1.00	1.00	1.00	1.00	1,540
	13	2025	2025	PORCH	F2+	65	1.35	1.00		1.00	1.00	1.00	1.00	950
Total Building Value:													182,810	

Sales Ratio Detail

Sale Date: 01/24/2025
Sale Price: 310,000

Deed Date: 01/24/2025
Volume:

File#: 210526
Page:

Buyer: WILKERSON BRANDON LEE
Seller: SANDOZ TEVIN

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
282,740	270,040	0.8711	0.9121	B		T	0	4.996	182,810

Parcel Id: 25829
Sale #:6

Acct Number: 40000-00014-00100-000500

Cat Code: A1

Loc Code: 184

Address: 244 MCBRIDE ST

Legal 1: BK 1 LT 5 MCBRIDE S/D

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	RS40000			0.91	39,600	132.00			1.20	5,640	0	5,640	
Total Land Taxable Value:													5,640	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1992	0	RES MAS	M5	1,572	1.35	1.00		0.92	1.00	1.00	1.00	200,770
	2	0	1900	PORCH	M5	238	1.35	1.00		0.92	1.00	1.00	1.00	4,760
	3	0	1900	GARAGE-FIN	M5	572	1.35	1.00		0.92	1.00	1.00	1.00	18,190
	4	2024	2024	STORAGE	42	96	1.35	1.00		1.00	1.00	1.00	1.00	730
	5	2023	2024	DECK	1	157	1.35	1.00		1.00	1.00	1.00	1.00	2,430
	6	2023	2024	CONCRETE	1	455	1.35	1.00		1.00	1.00	1.00	1.00	4,300
Total Building Value:														231,180

Sale Date: 08/12/2024
Sale Price: 269,900

Deed Date: 08/12/2024
Volume:

File#: 205808
Page:

Buyer: VENABLE GERALD L JR & TANYA B
Seller: PFLEGER CHRISTOPHER & KIMBERLY

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
236,820	228,850	0.8479	0.8774	B		T	39,600	0.909	231,180

Parcel Id: 6994
Sale #:1

Acct Number: 40000-00014-00200-000600

Cat Code: A1

Loc Code: 184

Address: 303 MCBRIDE ST

Legal 1: BK 2 LT 6 MCBRIDE S/D

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth	Per	Real Value	Ag Value	Total Value	
	1	RS40000			0.91	39,600	132.00			1.20	5,640	0	5,640	
Total Land Taxable Value:													5,640	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1974	0	RES MAS	M4	2,228	1.35	1.00		0.80	1.00	1.00	1.00	243,630
	2	0	1900	PORCH	M4	64	1.35	1.00		0.80	1.00	1.00	1.00	1,080
	3	0	1900	CONCRETE	1	364	1.35	1.00		0.80	1.00	1.00	1.00	2,750
	4	0	1900	PORCH	M4	16	1.35	1.00		0.80	1.00	1.00	1.00	270
	5	0	1900	GARAGE-DET	MF2	480	1.35	1.00		0.80	1.00	1.00	1.00	14,630
	6	0	1900	STORAGE	42	200	1.35	1.00		0.50	1.00	1.00	1.00	760
Total Building Value:														263,120

Sales Ratio Detail

Sale Date: 07/12/2024
Sale Price: 238,500

Deed Date: 07/12/2024
Volume:

File#: 204925
Page:

Buyer: MCMAHILL JOE & LIYUE HAI
Seller: HARGRAVES CARL ETUX

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
268,760	241,930	1.0144	1.1269	B		T	39,600	0.909	263,120

Parcel Id: 11254 Acct Number: 41000-00014-00100-000900 Cat Code: C1 Loc Code: 184 Address: JOAN ST
Sale #:4 Multi Parcel Sale Legal 1: BK 1 LT 9 ROBBIN MILLER

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RS41000		0.17	7,232	64.00	1.00	1,540	0	1,540
Total Land Taxable Value:										1,540

Parcel Id: 35467 Acct Number: 41000-00014-00100-000700 Cat Code: C1 Loc Code: 184 Address: JOAN ST
Sale #:5 Multi Parcel Sale Legal 1: BK 1 LT 7 ROBBIN MILLER

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RS41000		0.17	7,232	64.00	1.00	1,540	0	1,540
Total Land Taxable Value:										1,540

Parcel Id: 44378 Acct Number: 41000-00014-00100-000800 Cat Code: A2 Loc Code: 184 Address: 514 JOAN ST
Sale #:6 Multi Parcel Sale Legal 1: BK 1 LT 8 ROBBIN MILLER

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value		Ag Value	Total Value
	1	RS41000			0.17	7,232	64.00			1.00	1,540		0	1,540
Total Land Taxable Value:														1,540
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	0	1900	MOB HME	T-3S	1,216	1.00	1.00		0.58	1.00	1.00	1.00	67,350
	2	2009	2010	PORCH	MH	80	1.35	1.00		0.85	1.00	1.00	1.00	1,120
	3	2022	2022	STORAGE	41	160	1.35	1.00		1.00	1.00	1.00	1.00	900
	4	2020	2021	PORCH	MH	64	1.35	1.00		1.00	1.00	1.00	1.00	1,060
Total Building Value:														70,430

Parcel Id: 8529 Acct Number: 41000-00014-00100-001000 Cat Code: C1 Loc Code: 184 Address: JOAN ST
Sale #:3 Multi Parcel Sale *Primary Parcel* Legal 1: BK 1 LT 10 ROBBIN MILLER

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RS41000		0.14	6,159	54.50	1.00	1,310	0	1,310
Total Land Taxable Value:										1,310

Sales Ratio Detail

Sale Date: 07/23/2024
Sale Price: 164,990

Deed Date: 07/23/2024
Volume:

File#: 205224
Page:

Buyer: WATERS MELANIE
Seller: BOONE MARY

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
76,360	58,950	0.3573	0.4628	B		T	27,855	0.639	70,430

Parcel Id: 1263
Sale #:6

Acct Number: 41500-00016-00100-000401

Cat Code: A1

Loc Code: 184

Address: 737 STUTES RD

Legal 1: N/2 LOT 4 BLK 1 MENDENHALL

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	RS41500			0.07	0	0.00		1.00	1,340	0	1,340		
	2	RS41500			0.27	0	0.00		1.00	5,350	0	5,350		
Total Land Taxable Value:											6,690			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1966	0	RES MAS	M4	1,508	1.35	1.00		0.85	1.00	1.00	1.00	175,210
	2	0	1900	PORCH	M4	96	1.35	1.00		0.85	1.00	1.00	1.00	1,710
	3	0	1900	STORAGE	42	192	1.35	1.00		0.40	1.00	1.00	1.00	580
	4	2002	0	PORCH	F3	168	1.35	1.00		0.50	1.00	1.00	1.00	1,390
	5	2010	2011	CARPORT	MTL2	472	1.35	1.00		0.80	1.00	1.00	1.00	6,290
Total Building Value:											185,180			

Sale Date: 11/14/2024
Sale Price: 200,000

Deed Date: 11/14/2024
Volume:

File#: 208595
Page:

Buyer: KUHN JO-LEEN & DANNY GENE
Seller: AL TORRES PROPERTIES LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
191,870	169,690	0.8484	0.9594	B		T	0	0.334	185,180

Parcel Id: 4341
Sale #:4

Acct Number: 46500-00016-00100-000300

Cat Code: A1

Loc Code: 184

Address: 326 JAMES ST

Legal 1: LOT 3 PENN TERRACE SEC 1

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	RS46500			0.16	7,000	70.00	1.00	3,490	0	3,490			
Total Land Taxable Value:											3,490			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1964	0	RES MAS	M3+	1,216	1.35	1.00		0.75	1.00	1.00	1.00	122,970
	2	0	1900	PORCH	M3+	300	1.35	1.00		0.75	1.00	1.00	1.00	4,430
	3	0	1900	GARAGE-FIN	M3+	308	1.35	1.00		0.75	1.00	1.00	1.00	6,830
	4	0	1900	PORCH	M3+	48	1.35	1.00		0.75	1.00	1.00	1.00	710
Total Building Value:											134,940			

Sale Date: 06/04/2024
Sale Price: 170,000

Deed Date: 06/04/2024
Volume:

File#: 203870
Page:

Buyer: SHIPMAN JONAH O & ELIZABETH
Seller: SONNIER HANK & AMBER

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
138,430	138,430	0.8143	0.8143	B		T	7,000	0.161	134,940

Sales Ratio Detail

Parcel Id: 17444
Sale #:4

Acct Number: 52750-00014-00100-002700

Cat Code: A2

Loc Code: 184

Address: 1815 DERRICK AVE

Legal 1: BK 1 LT 27 SPINDLETOP MANOR MANOR

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth	Per	Real Value	Ag Value	Total Value	
	1	RS52750			0.98	42,600	142.00			1.20	6,260	0	6,260	
Total Land Taxable Value:													6,260	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1994	0	MOB HME	T-3D	1,984	1.00	1.00		0.45	1.00	1.00	1.00	73,660
	2	0	1900	PORCH	MH	240	1.35	1.00		0.65	1.00	1.00	1.00	2,580
	3	2002	0	CARPORT	MTL2	289	1.35	1.00		0.45	1.00	1.00	1.00	2,170
	4	0	1900	STORAGE	41	80	1.35	1.00		0.55	1.00	1.00	1.00	250
	5	2004	0	PORCH	MH	198	1.35	1.00		0.55	1.00	1.00	1.00	1,800
Total Building Value:													80,460	

Sale Date: 12/18/2024
Sale Price: 181,000

Deed Date: 12/18/2024
Volume:

File#: 209613
Page:

Buyer: HUI JOHN
Seller: MELANCON JUANA

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
86,720	65,170	0.3601	0.4791	B		T	42,600	0.978	80,460

Parcel Id: 17448
Sale #:7

Acct Number: 52750-00014-00100-003100

Cat Code: A1

Loc Code: 184

Address: 681 BUCCANEER

Legal 1: BK 1 LT 31 & 32 SPINDLETOP MANOR

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth	Per	Real Value	Ag Value	Total Value	
	2	RS52750			0.98	42,600	142.00			1.20	6,260	0	6,260	
	1	RS52750			0.98	42,600	142.00			1.20	6,260	0	6,260	
Total Land Taxable Value:													12,520	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2007	0	RES MAS	M6+	4,040	1.35	1.00		0.96	1.00	1.00	1.00	569,140
	2	2007	0	PORCH	M6+	560	1.35	1.00		0.96	1.00	1.00	1.00	14,030
	3	2007	0	PORCH	M6+	82	1.35	1.00		0.96	1.00	1.00	1.00	2,050
	4	2007	0	RMSTR2	M6+	224	1.35	1.00		0.96	1.00	1.00	1.00	26,510
	5	0	1900	PORCH	M6+	84	1.35	1.00		0.96	1.00	1.00	1.00	2,100
	6	0	1900	CARPORT	M6+	576	1.35	1.00		0.96	1.00	1.00	1.00	14,710
	7	0	1900	GARAGE-FIN	M6+	972	1.35	1.00		0.96	1.00	1.00	1.00	39,090
	8	0	1900	POOL	5	544	1.35	1.00		0.75	1.00	1.00	1.00	26,050
	9	0	1900	STORAGE	42	400	1.35	1.00		0.95	1.00	1.00	1.00	2,890
	10	0	1900	PORCH	F2	74	1.35	1.00		0.95	1.00	1.00	1.00	960
Total Building Value:													697,530	

Sale Date: 02/04/2025
Sale Price: 535,000

Deed Date: 02/04/2025
Volume:

File#: 210868
Page:

Buyer: VARGAS ALONSO V & BRIANDA V
Seller: EVANS GINA P & PRINCE F

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
710,050	710,050	1.3272	1.3272	B		L	85,200	1.956	697,530

Sales Ratio Detail

Parcel Id: 13724
Sale #:6

Acct Number: 55000-00014-00000-000200

Cat Code: A1

Loc Code: 184

Address: 1513 SUNNY ACRES RD

Legal 1: LT 2 SUNNY ACRES S/D

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth	Per	Real Value	Ag Value	Total Value	
	1	RS55000			0.33	14,500	100.00			1.00	5,000	0	5,000	
Total Land Taxable Value:													5,000	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	0	1900	RES MAS	M4+	720	1.35	1.00		0.90	1.00	1.25	1.00	110,720
	2	0	1900	PORCH	M4+	144	1.35	1.00		0.85	1.00	1.25	1.00	3,300
	3	0	1900	GARAGE-UNF	M4+	576	1.35	1.00		0.85	1.00	1.25	1.00	16,630
	4	0	1900	RMSTR2	M4+	240	1.35	1.00		0.90	1.00	1.25	1.00	31,000
	5	0	1900	STORAGE	42	240	1.35	1.00		0.85	1.00	1.25	1.00	1,940
	6	0	1900	STORAGE	42	240	1.35	1.00		0.85	1.00	1.25	1.00	1,940
	7	2012	2013	PORCH	F1	72	1.35	1.00		0.97	1.00	1.25	1.00	590
Total Building Value:													166,120	

Sale Date: 02/05/2024

Deed Date: 02/05/2024

File#: 200540

Buyer: LINGREN CRAIG D & LANCZ VICTORIA E

Sale Price: 115,800

Volume:

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Seller: WILMINGTON SAVINGS FUND SOCIETY, FSB, DBA

Notes:

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
171,120	159,340	1.3760	1.4777	B	55000	T	14,500	0.333	166,120

Parcel Id: 11286
Sale #:4

Acct Number: 57000-00016-00200-001100

Cat Code: A2

Loc Code: 184

Address: 416 BOND AVE

Legal 1: BK 2 LTS 11&12 SYPHRETT S/D

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	RS57000			0.28	12,360	120.00			0.94	4,260	0	4,260	
Total Land Taxable Value:													4,260	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2011	2012	MOB HME	T-3S	972	1.00	1.00		0.75	1.00	1.00	1.00	69,620
	2	2025	2025	DECK	MH	16	1.35	1.00		0.75	1.00	1.00	1.00	190
	3	2025	2025	DECK	MH	16	1.35	1.00		0.75	1.00	1.00	1.00	190
Total Building Value:													70,000	

Sale Date: 12/12/2024

Deed Date: 12/12/2024

File#: 209407

Buyer: DAVIS SARAH & NATHANIEL MOORE

Sale Price: 22,500

Volume:

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Seller: BUCCANEER PROPERTIES LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
74,260	67,680	3.0080	3.3004	B		L	12,360	0.284	70,000

Parcel Id: 69182
Sale #:3

Acct Number: 66500-11058-00300-010130

Cat Code: E

Loc Code: 184

Address: BAUER RD

Legal 1: 11-58-3-1-0-1-3 WINNIE SUBURBS

Multi Parcel Sale

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RS33N-1	ARI-D	2.44	0	0.00		1.00	43,880	160	43,880
Total Land Taxable Value:											43,880

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2025	2025	WAREHOUSE	13	1,668	1.35	1.00		1.00	1.00	1.00	1.00	54,020
Total Building Value:														54,020

Parcel Id: 60211

Acct Number: 66500-11058-00300-010110

Cat Code: E1

Loc Code: 184

Address: 1105 BAUER RANCH RD

Sale #:3

Multi Parcel Sale *Primary Parcel*

Legal 1: 11-58-3-1-1-1 WINNIE SUBURBS

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RS33N-1	ARI-D	2.00	0	0.00		36,000	130	36,000
Total Land Taxable Value:										36,000

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2020	2019	RES MAS	M6+	2,098	1.35	1.00		1.00	1.00	1.00	1.00	325,880
	2	2020	2019	GARAGE-FIN	M6+	529	1.35	1.00		1.00	1.00	1.00	1.00	22,160
	3	2020	2019	PORCH	M6+	84	1.35	1.00		1.00	1.00	1.00	1.00	2,190
	4	2020	2019	PORCH	M6+	451	1.35	1.00		1.00	1.00	1.00	1.00	11,770
Total Building Value:														362,000

Sale Date: 04/11/2024

Sale Price: 525,000

Deed Date: 04/11/2024

Volume:

File#: 202293

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Buyer: BYERS MATTHEW J & DENISE R

Seller: BAUER CODY

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
495,900	440,400	0.8389	0.9446	B	66500	T	0	4.438	416,020

Parcel Id: 38048

Acct Number: 66500-14008-00400-010100

Cat Code: D1

Loc Code: 184

Address: DEVILLIER RD

Sale #:1

Multi Parcel Sale

Legal 1: 14-8-4-1-1 WINNIE SUBS

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RS33LD-1	ARN	1.50	0	0.00	1.00	22,500	80	22,500
Total Land Taxable Value:										22,500

Parcel Id: 31275

Acct Number: 66500-14008-00400-010000

Cat Code: A1

Loc Code: 184

Address: 1233 DEVILLIER RD

Sale #:2

Multi Parcel Sale *Primary Parcel*

Legal 1: 14-8-4-1 WINNIE SUBURBS

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RS33LD-1		1.12	0	0.00	1.00	16,730	0	16,730
Total Land Taxable Value:										16,730

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2000	0	RES MAS	M4+	1,899	1.35	1.00		0.98	1.00	1.00	1.00	254,380
	2	2000	0	PORCH	M4+	33	1.35	1.00		0.98	1.00	1.00	1.00	700
	3	2000	0	PORCH	M4+	276	1.35	1.00		0.98	1.00	1.00	1.00	5,840
	4	2000	0	CARPORT	M4+	506	1.35	1.00		0.98	1.00	1.00	1.00	10,700
	5	0	1900	BARN	31	1,200	1.35	1.00		0.80	1.00	1.00	1.00	10,900
	6	0	1900	BARN	31	64	1.35	1.00		0.80	1.00	1.00	1.00	580
	7	0	1900	BARN	31	1,200	1.35	1.00		0.80	1.00	1.00	1.00	10,900
	8	0	1900	CONCRETE	1	800	1.35	1.00		1.00	1.00	1.00	1.00	7,560
	9	2007	2008	POOL	5	510	1.35	1.00		0.75	1.00	1.00	1.00	24,420
	10	2010	2011	PORCH	F3+	192	1.35	1.00		0.98	1.00	1.00	1.00	3,420
Total Building Value:														329,400

Sale Date: 03/19/2024
Sale Price: 432,500

Deed Date: 03/19/2024
Volume:

File#: 201698
Page:

Buyer: DALEY WAYLON C
Seller: MELANCON CLOVIS & TAMMY

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
368,630	363,190	0.8397	0.8523	B	66500	T	0	2.615	329,400

Parcel Id: 37586
Sale #:5

Acct Number: 66500-14009-00600-060100

Cat Code: A1

Loc Code: 184

Address: 615 MEADOWLARK LN

Legal 1: 14-9-6-6-1 WINNIE SUBS

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	RS33TWN-1			0.58	0		0.00		1.00	11,580	0	11,580	
Total Land Taxable Value:													11,580	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2004	0	RES MAS	M5+	2,872	1.35	1.00		0.95	1.00	1.00	1.00	383,580
	2	2004	0	RMSTR2	M5+	480	1.35	1.00		0.95	1.00	1.00	1.00	53,850
	3	2004	0	GARAGE-FIN	M5+	480	1.35	1.00		0.95	1.00	1.00	1.00	17,210
	4	2004	0	PORCH	M5+	70	1.35	1.00		0.96	1.00	1.00	1.00	1,610
	5	2004	0	PORCH	M5+	153	1.35	1.00		0.95	1.00	1.00	1.00	3,480
	6	2004	0	CONCRETE	1	266	1.35	1.00		0.96	1.00	1.00	1.00	2,410
	7	2004	0	WAREHOUSE	10	468	1.35	1.00		0.55	1.00	1.00	1.00	4,640
	8	2008	2009	POOL	5	512	1.35	1.00		0.70	1.00	1.00	1.00	22,890
Total Building Value:													489,670	

Sale Date: 07/29/2024
Sale Price: 450,000

Deed Date: 07/29/2024
Volume:

File#: 205396
Page:

Buyer: MCCLELLAND BERNARD & DEBBIE S
Seller: GIBSON JAMES G & KEMPER M

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
501,250	513,800	1.1418	1.1139	B	66500	T	0	0.579	489,670

Parcel Id: 13406
Sale #:5

Acct Number: 66500-14009-01003-050000

Cat Code: A1

Loc Code: 184

Address: 328 FRANZEN RD

Legal 1: 14-9-10C-5 WINNIE SUBURBS

Sales Ratio Detail

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value		
	1	RS33TWN-1			0.55	0	0.00		1.00	11,000	0	11,000		
Total Land Taxable Value:											11,000			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1981	0	RES MAS	M4+	1,922	1.35	1.00		0.84	1.00	1.00	1.00	220,680
	2	0	1900	PORCH	M4+	28	1.35	1.00		0.84	1.00	1.00	1.00	510
	3	0	1900	GARAGE-FIN	M4+	528	1.35	1.00		0.84	1.00	1.00	1.00	14,460
	4	2001	0	PORCH	F3	504	1.35	1.00		0.84	1.00	1.00	1.00	6,990
	5	2001	0	STORAGE	33	220	1.35	1.00		0.40	1.00	1.00	1.00	1,870
	6	2008	2009	STORAGE	41	336	1.35	1.00		0.80	1.00	1.00	1.00	1,510
Total Building Value:											246,020			

Sale Date: 12/20/2024
Sale Price: 257,500

Deed Date: 12/20/2024
Volume:

File#: 209716
Page:

Buyer: JOHNSON JUSTIN & JULIA L
Seller: WILSON DARLENE & CLIFFORD

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
257,020	261,070	1.0139	0.9981	B	66500	T	0	0.550	246,020

Parcel Id: 10061
Sale #:1

Acct Number: 66500-14012-00500-020000

Cat Code: A1

Loc Code: 184

Address: 1533 DUGAT RD

Legal 1: 14-12-5-2 WINNIE SUBURBS

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	RS33TWN-2			5.00	0	0.00			1.00	75,000	0	75,000	
Total Land Taxable Value:													75,000	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1957	0	RES MAS	M3+	1,361	1.35	1.00		0.70	1.00	1.00	1.00	128,460
	2	0	1900	PORCH	M3+	49	1.35	1.00		0.70	1.00	1.00	1.00	680
	3	0	1900	CARPORT	M3+	572	1.35	1.00		0.70	1.00	1.00	1.00	7,890
	4	0	1900	GARAGE-DET	FU2	572	1.35	1.00		0.70	1.00	1.00	1.00	11,380
	5	0	1900	SHED-2	41	1,011	1.35	1.00		0.20	1.00	1.00	1.00	610
Total Building Value:													149,020	

Sale Date: 05/15/2024
Sale Price: 240,000

Deed Date: 05/15/2024
Volume:

File#: 203385
Page:

Buyer: NAVARRE CHRISTOPHER & DEE M
Seller: LEBLANC CHESTER P

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
224,020	239,050	0.9960	0.9334	B	66500	T	0	5.000	149,020

Parcel Id: 10127
Sale #:5

Acct Number: 66500-14016-00500-040000

Cat Code: E

Loc Code: 184

Address: MENELEY RD

Legal 1: 14-16-5-4 WINNIE SUBURBS

Multi Parcel Sale

Parcel Id: 10129
Sale #:4

Acct Number: 66500-14016-00500-020000

Cat Code: C1

Loc Code: 184

Address:

Legal 1: 14-16-5-2 WINNIE SUBURBS

Multi Parcel Sale

Sales Ratio Detail

Parcel Id: 47175 Acct Number: 66500-14016-00302-010100 Cat Code: C1 Loc Code: 184 Address: FRANZEN RD
 Sale #:4 **Multi Parcel Sale** Legal 1: 14-16-3B-1-1 WINNIE SUBURBS

Parcel Id: 55842 Acct Number: 66500-14016-00500-040100 Cat Code: E Loc Code: 184 Address: MENELEY RD
 Sale #:2 **Multi Parcel Sale** Legal 1: 14-16-5-4-1 WINNIE SUBURBS

Parcel Id: 55843 Acct Number: 66500-14016-00500-020100 Cat Code: E Loc Code: 184 Address:
 Sale #:2 **Multi Parcel Sale** Legal 1: 14-16-5-2-1 WINNIE SUBURBS

Parcel Id: 38555 Acct Number: 66500-14016-00400-010200 Cat Code: A1 Loc Code: 184 Address: 203 FRANZEN RD
 Sale #:4 **Multi Parcel Sale *Primary Parcel*** Legal 1: 14-16-4-1-2 WINNIE SUBURBS

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RS33TWN-2		8.28	0	0.00		1.00	124,200	0	124,200
	2	RS02-1		2.00	0	0.00		1.00	500	0	500

Total Land Taxable Value: 124,700

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	0	2009	RES FRM	F4	526	1.35	1.00		0.98	1.00	1.00	1.00	67,340
	2	0	1900	RFSTR2	F4	192	1.35	1.00		0.98	1.00	1.00	1.00	20,650
	3	0	1900	PORCH	F4	176	1.35	1.00		0.98	1.00	1.00	1.00	3,170
	4	0	1900	PORCH	F4	76	1.35	1.00		0.98	1.00	1.00	1.00	1,370
	5	2016	2017	WAREHOUSE	12	1,500	1.35	1.00		1.00	1.00	1.00	1.00	35,150
	6	2016	2017	CONCRETE	1	750	1.35	1.00		1.00	1.00	1.00	1.00	7,090

Total Building Value: 134,770

Sale Date: 05/28/2024 Deed Date: 05/28/2024 File#: 203664 **Buyer: VILLARREAL NOAH T & SHAINA**
 Sale Price: 215,033 Volume: Page: **Seller: TOUCHET WAYBEN REED JR**

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
259,470	183,330	0.8526	1.2067	B	66500	L	0	1.748	134,770

Parcel Id: 611 Acct Number: 66500-14018-00200-010000 Cat Code: A1 Loc Code: 184 Address: 561 BUCCANEER DR
 Sale #:5 Legal 1: 14-18-2-1 WINNIE SUBURBS

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RS33TWN-1		1.58	0	0.00		1.00	31,580	0	31,580

Total Land Taxable Value: 31,580

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1978	0	RES MAS	M4+	1,771	1.35	1.00		0.10	1.00	1.00	1.00	24,210
	2	0	1900	PORCH	M4	120	1.35	1.00		0.30	1.00	1.00	1.00	760
	3	0	1900	RMSTR2	M4+	372	1.35	1.00		0.10	1.00	1.00	1.00	4,270
	4	0	1900	PORCH	F2+	426	1.35	1.00		0.30	1.00	1.00	1.00	1,860
	5	0	1900	GARAGE-DET	MU1	792	1.35	1.00		0.40	1.00	1.00	1.00	7,240
	6	0	1900	STORAGE	41	80	1.35	1.00		0.30	1.00	1.00	1.00	130
	7	1995	0	PORCH	F2+	720	1.35	1.00		0.30	1.00	1.00	1.00	3,150
	8	0	1900	SHED-2	41	256	1.35	1.00		0.25	1.00	1.00	1.00	190
	9	0	1900	STORAGE	33	224	1.35	1.00		0.25	1.00	1.00	1.00	1,190
	10	2001	0	CARPORT	F2	396	1.35	1.00		0.65	1.00	1.00	1.00	3,530
Total Building Value:														46,530

Sale Date: 02/14/2025
Sale Price: 140,000

Deed Date: 02/14/2025
Volume:

File#: 211150
Page:

Buyer: GUERRA BRYAN & ALISSON RUANO
Seller: RACCA HEATHER

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
78,110	82,760	0.5911	0.5579		66500		0	1.579	46,530

Parcel Id: 25423
Sale #:7

Acct Number: 66500-14036-00000-020200

Cat Code: A1

Loc Code: 184

Address: 520 W LEBLANC RD

Legal 1: 14-36-0-2-2 WINNIE SUB (LT 14 BLK C LEBLANC #2)

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	RS33TWN-1			0.33	14,250	95.00		1.00		6,540	0	6,540	
Total Land Taxable Value:													6,540	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1988	0	RES FRM	F3+	1,632	1.35	1.00		0.79	1.00	1.00	1.00	164,620
	2	0	1900	STORAGE	41	120	1.35	1.00		0.25	1.00	1.00	1.00	170
	3	0	1900	PORCH	F3+	24	1.35	1.00		0.79	1.00	1.00	1.00	340
	4	2012	2013	PORCH	F1	240	1.35	1.00		0.98	1.00	1.00	1.00	1,580
	5	2020	2019	STORAGE	53	312	1.35	1.00		1.00	1.00	1.00	1.00	5,500
Total Building Value:														172,210

Sale Date: 02/13/2024
Sale Price: 168,000

Deed Date: 02/13/2024
Volume:

File#: 200769
Page:

Buyer: HERZFELD SHAWN & WANDA
Seller: MURPHY ELLEN MAE APPLEBY

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
178,750	157,190	0.9357	1.0640	B	66500	L	14,250	0.327	172,210

Parcel Id: 4180
Sale #:4

Acct Number: 66500-14082-00119-000001

Cat Code: A1

Loc Code: 184

Address: 502 BERTRAND STREET

Legal 1: 14-82-1S WINNIE SUBURBS

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft	Avg Depth	Per	Real Value	Ag Value	Total Value
	1	RS33TWN-1		0.29	0	0.00		1.00	5,730	0	5,730
Total Land Taxable Value:											5,730

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	0	1900	RES FRM	F3	966	1.35	1.00		0.40	1.00	1.00	1.00	48,070
	2	0	1900	PORCH	F3	90	1.35	1.00		0.40	1.00	1.00	1.00	590
Total Building Value:														48,660

Sale Date: 11/19/2024
Sale Price: 48,000

Deed Date: 11/19/2024
Volume:

File#: 208744
Page:

Buyer: CARDENAS SERAFIN JR
Seller: ACEVEDO LEONCE & GINA

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
54,390	59,260	1.2346	1.1331	B	66500	T	0	0.287	48,660

Parcel Id: 52240
Sale #:8

Acct Number: 66510-66500-00000-000100

Cat Code: A2

Loc Code: 184

Address: 1004 5TH ST

Legal 1: LT 1 WINNIE SUBURBS BK 38 LOTS 4-22 RE-PLAT

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	FV66510A		1.19	51,919	126.20	0.00	23,000	0	23,000

Total Land Taxable Value: 23,000

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2013	2014	MOB HME	T-3D	1,757	1.00	1.00		0.95	1.00	1.00	1.00	137,700
	2	2020	2019	PORCH	F3+	1,038	1.35	1.00		0.90	1.00	1.00	1.00	16,960
	3	0	2023	DECK	MH	64	1.35	1.00		1.00	1.00	1.00	1.00	990
	4	0	2024	STORAGE	42	240	1.35	1.00		1.00	1.00	1.00	1.00	1,820
	5	0	2024	SHED-1	42	120	1.35	1.00		1.00	1.00	1.00	1.00	850

Total Building Value: 158,320

Sale Date: 12/31/2024
Sale Price: 190,000

Deed Date: 12/31/2024
Volume:

File#: 209928
Page:

Buyer: CHAVEZ JOSE M
Seller: HENNIGAN JACOB W. & KATELYNN M. NASH

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
181,320	147,650	0.7771	0.9543	B		T	51,919	1.192	158,320

Parcel Id: 11213
Sale #:9

Acct Number: 67000-00014-02000-000700

Cat Code: A1

Loc Code: 184

Address: 329 W CYPRESS AVE

Legal 1: BK 20 W30FT LT 7 WINNIE T/S & ALL LT 8

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RS67000		0.26	11,200	80.00	1.00	5,620	0	5,620

Total Land Taxable Value: 5,620

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1959	0	RES FRM	F4	1,064	1.35	1.00		0.72	1.00	1.15	1.00	115,080
	2	0	1900	PORCH	F4	120	1.35	1.00		0.72	1.00	1.15	1.00	1,820
	3	0	1900	CARPORT	F4	696	1.35	1.00		0.72	1.00	1.15	1.00	10,460
	4	0	1900	STORAGE	42	96	1.35	1.00		0.72	1.00	1.15	1.00	600

Total Building Value: 127,960

Sales Ratio Detail

Sale Date: 03/04/2024
Sale Price: 50,000

Deed Date: 03/04/2024
Volume:

File#: 201274
Page:

Buyer: LGLP VENTURE LLC
Seller: WALTERS NELDA, SEAN & CAITLIN R SONTAG

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
133,580	129,870	2.5974	2.6716	B	67000	L	11,200	0.257	127,960

Parcel Id: 46407 Acct Number: 67000-00014-02200-000501 Cat Code: C1 Loc Code: 184 Address: 419 W OAK
Sale #:3 Multi Parcel Sale Legal 1: BK 22 LT 5 WINNIE T/S

Parcel Id: 30333 Acct Number: 67000-00014-02200-000400 Cat Code: A1 Loc Code: 184 Address: 411 W OAK AVE
Sale #:8 Multi Parcel Sale *Primary Parcel* Legal 1: BK 22 LT 4-5 WINNIE T/S

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RS67000		0.16	7,000	25.00	1.00	3,520	0	3,520
	2	RS67000		0.16	7,000	50.00	1.00	3,520	0	3,520

Total Land Taxable Value: 7,040

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	0	1900	STORAGE	41	96	1.35	1.00		1.00	1.00	1.15	1.00	620
	2	2010	2011	RES FRM	F4+	1,335	1.35	1.00		0.98	1.00	1.15	1.00	196,530
	3	2010	2011	RES FRM	F4+	273	1.35	1.00		0.98	1.00	1.15	1.00	40,190
	4	2010	2011	SCRN PORCH	F4+	144	1.35	1.00		0.98	1.00	1.15	1.00	3,830
	5	2010	2011	PORCH	F4+	32	1.35	1.00		0.98	1.00	1.15	1.00	740
	6	2022	2022	CANOPY	10	72	1.35	1.00		1.00	1.00	1.15	1.00	180
	7	2024	2025	CARPORT	F4+	253	1.35	1.00		1.00	1.00	1.15	1.00	5,950

Total Building Value: 248,040

Sale Date: 02/15/2024
Sale Price: 260,000

Deed Date: 02/15/2024
Volume:

File#: 200861
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Buyer: EDDINS VIRGINIA
Seller: FREDERICK SANDRA MARIE

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
358,320	203,740	0.7836	1.3782	B	67000	T	7,000	0.161	328,660

Parcel Id: 40331 Acct Number: 88888-67000-00002-005705 Cat Code: F1 Loc Code: 184 Address: 620 FIRST STREET
Sale #:2 Multi Parcel Sale Legal 1: IMP ONLY BK 29 LTS 30&31 WINNIE T/S SITS ON 3495 SAW & BRUSH COUNTRY CRAFTS

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	0	1900	RETAIL-ST	10	240	1.00	1.00		0.30	0.85	1.00	1.00	3,950

Total Building Value: 3,950

Parcel Id: 3495 Acct Number: 67000-00014-02900-003000 Cat Code: A1 Loc Code: 184 Address: 620 FIRST ST
Sale #:8 Multi Parcel Sale *Primary Parcel* Legal 1: BK 29 LTS 30&31 WINNIE T/S IMP ONLY 40331

Sales Ratio Detail

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value		
	1	RS67000			0.40	17,220	123.00		1.00	8,640	0	8,640		
Total Land Taxable Value:											8,640			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1950	0	RES FRM	F4+	1,120	1.35	0.78		0.85	1.00	1.15	1.00	111,550
	2	0	1900	RFSTR2	F4+	480	1.35	0.82		0.85	1.00	1.15	1.00	42,220
	3	0	1900	PORCH	F4+	30	1.35	0.80		0.69	1.00	1.15	1.00	390
	4	0	1900	PORCH	F4+	48	1.35	0.83		0.69	1.00	1.15	1.00	650
	5	0	1900	GARAGE-DET	FU1	600	1.35	0.80		0.50	1.00	1.15	1.00	6,220
	6	2010	2011	DECK	1	30	1.35	0.63		0.98	1.00	1.15	1.00	330
Total Building Value:											161,360			

Sale Date: 07/31/2024
Sale Price: 170,000

Deed Date: 07/31/2024
Volume:

File#: 205494
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Buyer: WILLEY JOHN & KARAH HENDRICKS
Seller: HANKE MIKE & JOY SCHAAR

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
173,950	228,010	1.3412	1.0232	B	67000	T	17,220	0.395	165,310

Parcel Id: 54955
Sale #:3

Acct Number: 68500-36500-00200-000000

Cat Code: A2

Loc Code: 184

Address: 1235 E BUCCANEER DR

Legal 1: LOT 2 ZUNIGA SUBDIVISION MINOR PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value		Ag Value	Total Value
	1	RS33TWN-1			0.49	0	0.00			0.00	9,840		0	9,840
Total Land Taxable Value:														9,840
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2011	2012	STORAGE	42	66	1.35	1.00		0.95	1.00	1.00	1.00	480
	2	0	1900	MOB HME	T-2S	904	1.00	1.00		0.45	1.00	1.00	1.00	28,270
	3	2013	2014	PORCH	MTL2	256	1.35	1.00		0.85	1.00	1.00	1.00	3,620
Total Building Value:														32,370

Sale Date: 07/12/2024
Sale Price: 48,000

Deed Date: 07/12/2024
Volume:

File#: 204908
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Buyer: ZUNIGA ALFREDO
Seller: SOLER-FRANCISCO MAYRA

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
42,210	33,250	0.6927	0.8794	B		L	0	0.492	32,370