

Sales Ratio Selection Page

Run Date: 4/10/2025 3:06:17PM

Description:

Order: Account

SELECTION CRITERIA

Year Run: 2025

Jurisdiction 32-GOOSECREEK 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: 22731 Acct Number: 00002-01303-00000-220100
 Sale #4 **Multi Parcel Sale**

Cat Code: E Loc Code: 31 Address:
 Legal 1: 2 TR 13C-0-1 J ARMSTRONG REF 3719

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RS146-1		0.52	0	0.00	1.00	65,500	0	65,500
Total Land Taxable Value:										65,500

Parcel Id: 22732 Acct Number: 00002-01303-00000-220200
 Sale #4 **Multi Parcel Sale**

Cat Code: E Loc Code: 31 Address:
 Legal 1: 2 TR 13C-0-2 J ARMSTRONG REF 3719

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RS146-1		0.10	0	0.00	1.00	12,750	0	12,750
Total Land Taxable Value:										12,750

Parcel Id: 3719 Acct Number: 00002-01301-00000-220001
 Sale #6 **Multi Parcel Sale *Primary Parcel***

Cat Code: F1 Loc Code: 31 Address: 6739 HWY 146
 Legal 1: 2 TR 13A-0 J ARMSTRONG

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RS146-1		0.55	0	0.00	1.00	68,750	0	68,750
	2	RS48A-1		0.34	0	0.00	1.00	34,000	0	34,000
Total Land Taxable Value:										102,750

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1966	0	WH-IND	LOW	5,800	1.00	1.00		0.40	1.00	1.00	1.00	79,200
	2	0	1900	RETAIL-ST	10	5,880	1.00	1.00		0.65	1.00	1.00	1.00	246,630
	3	2013	2014	STORAGE	42	310	1.20	1.00		1.00	1.00	1.00	1.00	2,090
	4	0	1900	RETAIL-ST	10	5,880	1.00	1.00		0.65	1.00	1.00	1.00	246,630
	5	0	1900	RETAIL-CPY	10	300	1.00	1.00		0.65	1.00	1.00	1.00	2,520
	6	0	1900	RETAIL-CPY	10	300	1.00	1.00		0.65	1.00	1.00	1.00	2,520
	7	0	1900	CONCRETE	1	7,700	1.00	1.00		0.50	1.00	1.00	1.00	26,950
Total Building Value:														606,540

Sale Date: 07/22/2024 Deed Date: 07/22/2024 File#: 205159
 Sale Price: 1,085,280 Volume: Page:

Buyer: APPLIANCES UNDER DISCOUNT LLC
Seller: GOOD SHAUN M

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
787,540	270,050	0.2488	0.7257	B		CR	0	1.516	606,540

Parcel Id: 44750 Acct Number: 00015-06300-00000-360130
 Sale #6

Cat Code: A1 Loc Code: 16 Address: 6680 FM 2354
 Legal 1: 15 TR 63-0-1-3 J IJAMS

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	2	RS76A-1		1.79	0	0.00	1.00	269,060	0	269,060
	1	RS48AS-1		2.31	0	0.00	1.00	172,900	0	172,900
Total Land Taxable Value:										441,960

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	0	1900	BULKHEAD	33	121	1.20	1.00		0.30	1.00	1.00	1.00	2,400
	2	2004	0	WAREHOUSE	12	731	1.20	1.00		0.55	1.00	1.00	1.00	8,380
	3	2006	0	GARAGE-FIN	M6+	1,287	1.20	1.00		0.97	1.00	1.00	1.00	46,490
	4	2006	0	RES MAS	M6+	2,932	1.20	1.00		0.97	1.00	1.00	1.00	376,440
	5	2006	0	RMSTR2	M6+	1,450	1.20	1.00		0.97	1.00	1.00	1.00	156,370
	6	2006	0	PORCH	M6+	387	1.20	1.00		0.97	1.00	1.00	1.00	8,710
	7	2006	0	STORAGE	33	64	1.20	1.00		0.97	1.00	1.00	1.00	1,170
	8	2006	0	PORCH	M6+	1,309	1.20	1.00		0.97	1.00	1.00	1.00	29,450
	9	2006	0	POOL	5	1,080	1.20	1.00		0.75	1.00	1.00	1.00	45,980
	10	0	1900	PORCH	M6+	288	1.20	1.00		1.00	1.00	1.00	1.00	6,680
Total Building Value:														682,070

Sale Date: 02/06/2025

Deed Date: 02/06/2025

File#: 210938

Buyer: WAGNER RALPH L & JENNIFER L

Sale Price: 1,350,000

Volume:

Page:

Seller: PISTILLO TAMARA

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
1,124,030	1,124,030	0.8326	0.8326	B		T	0	4.099	682,070

Parcel Id: 17901

Acct Number: 00015-15500-00800-360001

Cat Code: A1

Loc Code: 93

Address: 5519 CEDAR POINT RD

Sale #:3

Multi Parcel Sale

Legal 1: 15 TR 155-8

J IJAMS

Parcel Id: 26750

Acct Number: 00015-15500-00800-360220

Cat Code: C1

Loc Code: 93

Address:

Sale #:4

Multi Parcel Sale

Legal 1: 15 TR 155-8-2-2 J IJAMS

Parcel Id: 62192

Acct Number: 00015-16600-00000-360100

Cat Code: C1

Loc Code: 93

Address: CEDAR POINT ROAD

Sale #:3

Multi Parcel Sale

Legal 1: 15 TR 166-0-1 J IJAMS

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RS48AS-1		1.16	0	0.00	0.00	86,900	0	86,900
Total Land Taxable Value:										86,900

Parcel Id: 7900

Acct Number: 00015-15500-00900-360001

Cat Code: C1

Loc Code: 93

Address:

Sale #:4

Multi Parcel Sale *Primary Parcel*

Legal 1: 15 TR 155-9 JOHN IJAMS

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	2	RS48AS-1		0.75	0	0.00	1.00	55,950	0	55,950
	3	RS48AS-1		1.78	0	0.00	1.00	133,200	0	133,200
	1	RS00-1		3.59	0	0.00	1.00	360	0	360
Total Land Taxable Value:										189,510

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+	854	1.20	1.00		0.69	1.00	1.00	1.00	66,880
	2	0	1900	PORCH	F3+	72	1.20	1.00		0.69	1.00	1.00	1.00	800
	3	0	1900	GARAGE-DET	FU2	600	1.20	1.00		0.69	1.00	1.00	1.00	10,460
	4	0	1900	SHED-2	41	120	1.20	1.00		0.25	1.00	1.00	1.00	80
	5	2014	2015	STORAGE	42	87	1.20	1.00		0.30	1.00	1.00	1.00	180

Total Building Value: 78,400

Sale Date: 04/12/2024

Deed Date: 04/12/2024

File#: 202327

Buyer: TGS CEDAR PORT PARTNERS LP

Sale Price: 345,000

Volume:

Page:

Seller: BARTKOWIAK MARILYN & WRIGHT CYNTHIA &

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
354,810	90,880	0.2634	1.0284	B		T	0	5.925	78,400

Parcel Id: 8672

Acct Number: 10010-00005-00000-004800

Cat Code: A1

Loc Code: 31

Address: 7716 GEORGE

Sale #:6

Legal 1: 48 ABBE SEC 2 N40 FT LT 47

Land	Seq	Class	Ag_Class	Acres	Sqft	Front	Ft Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RS10010		0.45	19,600	140.00			0.85	6,570	0	6,570

Total Land Taxable Value: 6,570

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1968	0	RES MAS	M4	2,018	1.20	1.00		0.77	1.00	1.40	1.00	264,310
	2	0	1900	PORCH	M4	144	1.20	1.00		0.77	1.00	1.40	1.00	2,900
	3	0	1900	GARAGE-FIN	M4	792	1.20	1.00		0.77	1.00	1.40	1.00	24,210
	4	0	1900	PORCH	F3	240	1.20	1.00		0.65	1.00	1.40	1.00	3,210
	5	0	1900	PORCH	F3	40	1.20	1.00		0.65	1.00	1.40	1.00	530
	6	2001	0	CARPORT	MTL2	484	1.20	1.00		0.35	1.00	1.40	1.00	3,510

Total Building Value: 298,670

Sale Date: 07/25/2024

Deed Date: 07/25/2024

File#: 205298

Buyer: GONZALEZ SANDRA

Sale Price: 246,800

Volume:

Page:

Seller: ESTATES OF JAMISON GLORIA & JUDY

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
305,240	274,020	1.1103	1.2368	B	10000	T	19,600	0.450	298,670

Parcel Id: 14839

Acct Number: 14500-00002-00000-005000

Cat Code: A1

Loc Code: 31

Address: 111 S BAYOU BEND DR

Sale #:3

Legal 1: LOTS 50 & 51 BAYOU BEND

Land	Seq	Class	Ag_Class	Acres	Sqft	Front	Ft Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RS14500		0.23	10,170	90.00			0.40	16,980	0	16,980
	2	RS14500		0.22	9,492	84.00			0.40	15,890	0	15,890

Total Land Taxable Value: 32,870

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1979	0	RES MAS	M4+	1,371	1.20	1.00		0.91	1.00	1.03	1.00	156,130
	2	0	1900	RMSTR2	M4+	650	1.20	1.00		0.91	1.00	1.03	1.00	62,180
	3	0	1900	PORCH	M4+	83	1.20	1.00		0.91	1.00	1.03	1.00	1,490
	4	0	1900	GARAGE-DET	MU2	506	1.20	1.00		0.75	1.00	1.03	1.00	11,050
	5	0	1900	CARPORT	F2	308	1.20	1.00		0.35	1.00	1.03	1.00	1,350
	6	0	1900	STORAGE	42	196	1.20	1.00		0.40	1.00	1.03	1.00	550
	7	0	1900	POOL	5	540	1.20	1.00		0.75	1.00	1.03	1.00	23,680
	8	1999	0	CARPORT	F3	374	1.20	1.00		0.30	1.00	1.03	1.00	1,870
	9	0	1900	DECK	1	106	1.20	1.00		0.70	1.00	1.03	1.00	1,050
Total Building Value:														259,350

Sale Date: 04/05/2024
Sale Price: 290,000

Deed Date: 04/05/2024
Volume:

File#: 202171
Page:

Buyer: HARPER SEAN P & OLYVIA R BROCK
Seller: RODRIGUEZ NATHANIEL & LOGAN

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
292,220	234,640	0.8091	1.0077	B		T	19,662	0.451	259,350

Parcel Id: 20283
Sale #:3

Acct Number: 20300-00022-00200-002000

Cat Code: A2

Loc Code: 31

Address: 10011 OAK LEAF DR

Legal 1: LT 20 BLK 2 CEDAR BEND

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	FV			0.47	20,355	128.75	1.00	13,000	0	13,000			
Total Land Taxable Value:											13,000			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1997	0	MOB HME	T-3D	2,128	1.00	1.00		0.45	1.00	1.00	1.00	79,000
	2	0	1900	SHED-1	41	648	1.20	1.00		0.35	1.00	1.00	1.00	990
	3	1999	0	PORCH	MH	480	1.20	1.00		0.45	1.00	1.00	1.00	3,170
	4	1999	0	PORCH	MH	690	1.20	1.00		0.45	1.00	1.00	1.00	4,560
	5	1999	0	SHED-1	42	336	1.20	1.00		0.30	1.00	1.00	1.00	640
	6	0	1900	STORAGE	32	160	1.20	1.00		0.85	1.00	1.00	1.00	1,950
	7	0	1900	STORAGE	32	160	1.20	1.00		0.85	1.00	1.00	1.00	1,950
Total Building Value:														92,260

Sale Date: 03/25/2024
Sale Price: 150,000

Deed Date: 03/25/2024
Volume:

File#: 201857
Page:

Buyer: APEX PRO BUILDERS LLC
Seller: MARTINEZ JUAN ANTONIO

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
105,260	50,650	0.3377	0.7017	B		T	20,355	0.467	92,260

Parcel Id: 32316
Sale #:8

Acct Number: 22400-00004-00200-003000

Cat Code: A1

Loc Code: 169

Address: 8123 BLUE JAY ST

Legal 1: LT 30 BK 2 COUNTRY MEADOWS SEC 1

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	FV		0.18	0	0.00	1.00	8,750	0	8,750
Total Land Taxable Value:										8,750

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1996	0	RES MAS	M5	1,798	1.20	1.00		0.92	1.00	1.00	1.00	204,120
	2	1996	0	PORCH	M5	24	1.20	1.00		0.92	1.00	1.00	1.00	430
	3	1996	0	GARAGE-FIN	M5	420	1.20	1.00		0.92	1.00	1.00	1.00	11,870
	4	1996	0	RMSTR2	M5	895	1.20	1.00		0.92	1.00	1.00	1.00	85,350
	5	0	1900	STORAGE	43	48	1.20	1.00		1.00	1.00	1.00	1.00	690
	6	2023	2024	PORCH	F5	600	1.20	1.00		1.00	1.00	1.00	1.00	11,060
	7	0	1900	CONCRETE	1	165	1.20	1.00		0.95	1.00	1.00	1.00	1,320
Total Building Value:														314,840

Sale Date: 08/07/2024
Sale Price: 315,000

Deed Date: 08/07/2024
Volume:

File#: 205718
Page:

Buyer: PA LEAKHENA & KIMSAN NHETH
Seller: PRATT DANDREA

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
323,590	304,390	0.9663	1.0273	B	2240A	T	0	0.178	314,840

Parcel Id: 32318
Sale #:4

Acct Number: 22400-00004-00200-003200

Cat Code: A1

Loc Code: 169

Address: 10322 LITTLE OAK

Legal 1: LT 32 BK 2 COUNTRY MEADOWS SEC 1

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft_Avg	Depth	Per	Real Value		Ag Value	Total Value
	1	FV			0.16	0		0.00		1.00	8,750		0	8,750
Total Land Taxable Value:														8,750
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1996	0	RES MAS	M5	1,135	1.20	1.00		0.92	1.00	1.00	1.00	128,850
	2	1996	0	PORCH	M5	45	1.20	1.00		0.92	1.00	1.00	1.00	800
	3	1996	0	GARAGE-FIN	M5	420	1.20	1.00		0.92	1.00	1.00	1.00	11,870
	4	1996	0	RMSTR2	M5	1,217	1.20	1.00		0.92	1.00	1.00	1.00	116,060
	5	2014	2015	PORCH	F4+	336	1.20	1.00		1.00	1.00	1.00	1.00	6,110
	6	0	2023	STORAGE	42	133	1.20	1.00		1.00	1.00	1.00	1.00	900
Total Building Value:														264,590

Sale Date: 07/03/2024
Sale Price: 290,000

Deed Date: 07/03/2024
Volume:

File#: 204778
Page:

Buyer: LEMUS GUSTAVO A
Seller: ROBERTS MICHEAL DEAN

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
273,340	268,050	0.9243	0.9426	B	2240A	T	0	0.163	264,590

Parcel Id: 33077
Sale #:9

Acct Number: 22410-00004-00000-001100

Cat Code: A1

Loc Code: 169

Address: 8103 FOX ST

Legal 1: LT 11 COUNTRY MEADOWS II

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	FV		0.16	0	0.00			1.00	8,750	0	8,750
Total Land Taxable Value:												8,750

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1997	0	RES MAS	M5	1,365	1.20	1.00		0.92	1.00	1.00	1.00	154,960
	2	1997	0	RMSTR2	M5	838	1.20	1.00		0.92	1.00	1.00	1.00	79,910
	3	1997	0	GARAGE-FIN	M5	440	1.20	1.00		0.92	1.00	1.00	1.00	12,440
	4	1997	0	PORCH	M5	49	1.20	1.00		0.92	1.00	1.00	1.00	870
	5	1998	0	PORCH	F3	168	1.20	1.00		0.93	1.00	1.00	1.00	2,290
	6	0	1900	STORAGE	41	120	1.20	1.00		0.60	1.00	1.00	1.00	360
Total Building Value:														250,830

Sale Date: 11/26/2024
Sale Price: 300,000

Deed Date: 11/26/2024
Volume:

File#: 208945
Page:

Buyer: SALMERON ELISABETH GARCIA
Seller: GARIBAY SALVADOR

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
259,580	254,230	0.8474	0.8653	B	2240A	T	0	0.163	250,830

Parcel Id: 33079
Sale #:7

Acct Number: 22410-00004-00000-001300

Cat Code: A1

Loc Code: 169

Address: 8111 FOX ST

Legal 1: LT 13 COUNTRY MEADOWS II

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	FV			0.15	0		0.00		1.00	8,750	0	8,750	
Total Land Taxable Value:													8,750	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1997	0	RES MAS	M5	1,731	1.20	1.00		0.95	1.00	1.18	1.00	239,440
	2	1997	0	GARAGE-FIN	M5	462	1.20	1.00		0.95	1.00	1.18	1.00	15,910
	3	1997	0	PORCH	M5	36	1.20	1.00		0.95	1.00	1.18	1.00	780
	4	2001	0	POOL	5	405	1.20	1.00		0.75	1.00	1.18	1.00	20,340
	5	2003	0	STORAGE	41	80	1.20	1.00		0.50	1.00	1.18	1.00	240
	6	2024	2025	PORCH	MTL1	100	1.20	1.00		0.75	1.00	1.18	1.00	570
	7	2024	2025	DECK	1	592	1.20	1.00		1.00	1.00	1.18	1.00	9,620
Total Building Value:														286,900

Sale Date: 06/27/2024
Sale Price: 310,000

Deed Date: 06/27/2024
Volume:

File#: 204510
Page:

Buyer: ESTRADA VANESSA
Seller: TURNER WILLIE

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
295,650	245,040	0.7905	0.9537	B	2240	T	0	0.153	286,900

Parcel Id: 33885
Sale #:7

Acct Number: 22420-00004-00000-001100

Cat Code: A1

Loc Code: 169

Address: 10607 RAVENS WAY

Legal 1: LT 11 COUNTRY MEADOWS SEC III

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	FV		0.16	0	0.00	1.00	8,750	0	8,750
Total Land Taxable Value:										8,750

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1998	0	RES MAS	M5	2,153	1.20	1.00		0.93	1.00	1.18	1.00	291,550
	2	1998	0	PORCH	M5	25	1.20	1.00		0.93	1.00	1.18	1.00	530
	3	1998	0	GARAGE-FIN	M5	420	1.20	1.00		0.93	1.00	1.18	1.00	14,160
	4	2000	0	PORCH	F3	252	1.20	1.00		0.94	1.00	1.18	1.00	4,100
	5	0	1900	STORAGE	41	80	1.20	1.00		0.35	1.00	1.18	1.00	160
Total Building Value:														310,500

Sale Date: 05/13/2024
Sale Price: 280,000

Deed Date: 05/13/2024
Volume:

File#: 203261
Page:

Buyer: CLEMENTS JONATHAN T & LACI N
Seller: CERDA CRISTOBAL & VALENTINE

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
319,250	285,310	1.0190	1.1402	B	2240	T	0	0.164	310,500

Parcel Id: 33893
Sale #:7

Acct Number: 22420-00004-00000-001900

Cat Code: A1

Loc Code: 169

Address: 8222 LANTANA DR

Legal 1: LT 19 COUNTRY MEADOWS SEC III

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	FV			0.18	0	0.00	1.00	8,750	0	8,750			
Total Land Taxable Value:											8,750			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1998	0	RES MAS	M5	1,729	1.20	1.00		0.88	1.00	1.18	1.00	221,540
	2	1998	0	GARAGE-FIN	M5	441	1.20	1.00		0.88	1.00	1.18	1.00	14,070
	3	1998	0	PORCH	M5	36	1.20	1.00		0.88	1.00	1.18	1.00	720
	4	0	1900	PORCH	M5	242	1.20	1.00		0.88	1.00	1.18	1.00	4,850
Total Building Value:														241,180

Sale Date: 01/23/2025
Sale Price: 255,000

Deed Date: 01/23/2025
Volume:

File#: 210442
Page:

Buyer: KLEINHENZ HECTOR & BREONNA
Seller: 8222 LANTANA DRIVE TRUST

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
249,930	229,050	0.8982	0.9801	B	2240	T	0	0.177	241,180

Parcel Id: 34885
Sale #:7

Acct Number: 22430-00004-00000-001100

Cat Code: A1

Loc Code: 169

Address: 8006 ASPEN CT

Legal 1: LT 11 COUNTRY MEADOWS SEC 4

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth Per	Real Value	Ag Value	Total Value		
	1	FV22430			0.21	0	0.00		1.00	8,750	0	8,750		
Total Land Taxable Value:												8,750		
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2000	0	RES MAS	M5	2,156	1.20	1.00		0.94	1.00	1.18	1.00	295,090
	2	2000	0	PORCH	M5	20	1.20	1.00		0.94	1.00	1.18	1.00	430
	3	2000	0	GARAGE-FIN	M5	420	1.20	1.00		0.94	1.00	1.18	1.00	14,310
	4	2002	0	PORCH	F3	533	1.20	1.00		0.95	1.00	1.18	1.00	8,770
	5	2007	2008	POOL	5	578	1.20	1.00		0.75	1.00	1.18	1.00	29,030
Total Building Value:														347,630

Sales Ratio Detail

Sale Date: 02/14/2024
Sale Price: 293,750

Deed Date: 02/14/2024
Volume:

File#: 200808
Page:

Buyer: MORONES ROSABEL & SANCHEZ NOE MORONES
Seller: OFFERPAD SPE BORROWER A LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
356,380	305,550	1.0402	1.2132	B	2240	T	0	0.211	347,630

Parcel Id: 34920
Sale #:7

Acct Number: 22430-00004-00000-004700

Cat Code: A1

Loc Code: 169

Address: 8118 LAUREL LN

Legal 1: LT 47 COUNTRY MEADOWS SEC 4

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	FV22430			0.16	0		0.00		1.00	8,750	0	8,750	
Total Land Taxable Value:													8,750	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2000	0	RES MAS	M5	1,778	1.20	1.00		0.96	1.00	1.00	1.00	210,620
	2	2000	0	RMSTR2	M5	1,024	1.20	1.00		0.96	1.00	1.00	1.00	101,900
	3	2000	0	PORCH	M5	55	1.20	1.00		0.96	1.00	1.00	1.00	1,020
	4	2000	0	GARAGE-FIN	M5	420	1.20	1.00		0.96	1.00	1.00	1.00	12,390
	5	0	1900	STORAGE	43	80	1.20	1.00		0.95	1.00	1.00	1.00	1,090
	6	0	1900	CONCRETE	1	100	1.20	1.00		0.95	1.00	1.00	1.00	800
Total Building Value:													327,820	

Sale Date: 05/03/2024
Sale Price: 329,900

Deed Date: 05/03/2024
Volume:

File#: 202949
Page:

Buyer: IBARRA-TORRES OMAR YACIR & ADRIANA DE LEON IBARRA
Seller: HP TEXAS I LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
336,570	308,210	0.9343	1.0202	B	2240A	T	0	0.164	327,820

Parcel Id: 37237
Sale #:9

Acct Number: 22440-00004-00000-000100

Cat Code: A1

Loc Code: 169

Address: 8023 BEAVER ST

Legal 1: LT 1 COUNTRY MEADOWS #5

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	FV			0.23	0	0.00	1.00	8,750	0	8,750			
Total Land Taxable Value:											8,750			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2004	0	RES MAS	M5	1,833	1.20	1.00		0.96	1.00	1.18	1.00	256,220
	2	2004	0	GARAGE-FIN	M5	441	1.20	1.00		0.96	1.00	1.18	1.00	15,350
	3	2004	0	PORCH	M5	97	1.20	1.00		0.96	1.00	1.18	1.00	2,120
	4	2004	0	PORCH	M5	79	1.20	1.00		0.96	1.00	1.18	1.00	1,730
	5	2022	2023	PORCH	MTL2	72	1.20	1.00		1.00	1.00	1.18	1.00	1,260
Total Building Value:											276,680			

Sales Ratio Detail

Sale Date: 01/19/2024
Sale Price: 283,500

Deed Date: 01/19/2024
Volume:

File#: 200090
Page:

Buyer: SAIS DEBRA & PETER
Seller: CAMACHO SUSANA

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
285,430	261,160	0.9212	1.0068	B	2240	T	0	0.226	276,680

Parcel Id: 37247
Sale #:6

Acct Number: 22440-00004-00000-001100

Cat Code: A1

Loc Code: 169

Address: 10318 SALMON COURT

Legal 1: LT 11 COUNTRY MEADOWS #5

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	FV			0.19	0		0.00		1.00	8,750	0	8,750	
Total Land Taxable Value:													8,750	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2002	0	RES MAS	M5	1,800	1.20	1.00		0.95	1.00	1.00	1.00	211,010
	2	2002	0	GARAGE-FIN	M5	420	1.20	1.00		0.95	1.00	1.00	1.00	12,260
	3	2002	0	PORCH	M5	60	1.20	1.00		0.95	1.00	1.00	1.00	1,100
	4	2002	0	PORCH	M5	279	1.20	1.00		0.95	1.00	1.00	1.00	5,120
	5	2002	0	RMSTR2	M5	999	1.20	1.00		0.95	1.00	1.00	1.00	98,370
	6	2011	0	POOL	5	480	1.20	1.00		0.75	1.00	1.00	1.00	20,430
Total Building Value:														348,290

Sale Date: 01/22/2024
Sale Price: 349,000

Deed Date: 01/22/2024
Volume:

File#: 200139
Page:

Buyer: MCKENZIE BENNIE & TAWANDA LATTIN
Seller: PARSONS ADAM T & KELLY

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
357,040	328,110	0.9401	1.0230	B	2240A	T	0	0.192	348,290

Parcel Id: 37268
Sale #:7

Acct Number: 22440-00004-00000-003200

Cat Code: A1

Loc Code: 169

Address: 8014 CARIBOU CT

Legal 1: LT 32 COUNTRY MEADOWS #5

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	FV			0.17	0	0.00			1.00	8,750	0	8,750	
Total Land Taxable Value:													8,750	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2001	0	RES MAS	M5	2,140	1.20	1.00		0.93	1.00	1.18	1.00	289,790
	2	2001	0	PORCH	MTL2	283	1.20	1.00		0.93	1.00	1.18	1.00	4,600
	3	2001	0	PORCH	M5	22	1.20	1.00		0.93	1.00	1.18	1.00	470
	4	2001	0	GARAGE-FIN	M5	439	1.20	1.00		0.93	1.00	1.18	1.00	14,800
	5	2007	2008	STORAGE	42	64	1.20	1.00		0.75	1.00	1.18	1.00	380
Total Building Value:														310,040

Sales Ratio Detail

Sale Date: 02/29/2024
Sale Price: 255,000

Deed Date: 02/29/2024
Volume:

File#: 201220
Page:

Buyer: MATHEWS KEM
Seller: WB PROPERTIES & CONSTRUCTION LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
318,790	282,480	1.1078	1.2502	B	2240	T	0	0.167	310,040

Parcel Id: 37288
Sale #:13

Acct Number: 22440-00004-00000-005200

Cat Code: A1

Loc Code: 169

Address: 8014 FOX ST

Legal 1: LT 52 COUNTRY MEADOWS #5

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	FV			0.16	0		0.00		1.00	8,750	0	8,750	
Total Land Taxable Value:													8,750	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2001	0	RES MAS	M5	1,987	1.20	1.00		0.94	1.00	1.00	1.00	230,480
	2	2001	0	RMSTR2	M5	1,897	1.20	1.00		0.94	1.00	1.00	1.00	184,840
	3	2001	0	PORCH	M5	60	1.20	1.00		0.94	1.00	1.00	1.00	1,090
	4	2001	0	GARAGE-FIN	M5	431	1.20	1.00		0.94	1.00	1.00	1.00	12,450
	5	0	2016	STORAGE	42	120	1.20	1.00		1.00	1.00	1.00	1.00	810
	6	2021	2022	PORCH	MTL2	397	1.20	1.00		1.00	1.00	1.00	1.00	5,880
Total Building Value:														435,550

Sale Date: 08/21/2024
Sale Price: 395,000

Deed Date: 08/21/2024
Volume:

File#: 206130
Page:

Buyer: TUFFOUR SETH & MICHELLE GARZA
Seller: ECHOLS DAVID E JR

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
444,300	417,110	1.0560	1.1248	B	2240A	T	0	0.164	435,550

Parcel Id: 44497
Sale #:9

Acct Number: 22460-00004-00000-000600

Cat Code: A1

Loc Code: 169

Address: 8227 SUGAR CANE DR

Legal 1: LT 6 COUNTRY MEADOWS SEC 7

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	FV22460			0.13	0		0.00		1.00	17,000	0	17,000	
Total Land Taxable Value:													17,000	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2006	2007	RES MAS	M5	1,465	1.20	1.00		0.93	1.00	1.18	1.00	198,380
	2	0	1900	PORCH	M5	36	1.20	1.00		0.93	1.00	1.18	1.00	760
	3	0	1900	PERGOLA	1	100	1.20	1.00		0.94	1.00	1.18	1.00	1,210
	4	0	1900	GARAGE-FIN	M5	380	1.20	1.00		0.93	1.00	1.18	1.00	12,810
	5	2022	2023	CONCRETE	1	205	1.20	1.00		0.96	1.00	1.18	1.00	1,950
Total Building Value:														215,110

Sales Ratio Detail

Sale Date: 02/03/2025
Sale Price: 255,000

Deed Date: 02/03/2025
Volume:

File#: 210841
Page:

Buyer: RAMOSE AARON
Seller: STANLEY LORI

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
232,110	224,830	0.8817	0.9102	B	2240	T	0	0.130	215,110

Parcel Id: 19465
Sale #:10

Acct Number: 22600-00002-00000-002500

Cat Code: A1

Loc Code: 31

Address: 9707 ELLEN

Legal 1: LT 25 & PT LOT 24 DEBRUHL S/D

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	FV			0.40	0		0.00		1.00	9,900	0	9,900	
Total Land Taxable Value:													9,900	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1983	0	RES MAS	M4+	1,825	1.20	1.00		0.84	1.00	1.21	1.00	225,370
	2	0	1900	PORCH	M4+	112	1.20	1.00		0.84	1.00	1.21	1.00	2,180
	3	0	1900	PORCH	M4+	104	1.20	1.00		0.84	1.00	1.21	1.00	2,030
	4	0	1900	GARAGE-FIN	M4+	576	1.20	1.00		0.82	1.00	1.21	1.00	16,560
	5	0	1900	STORAGE	42	64	1.20	1.00		0.25	1.00	1.21	1.00	130
	6	0	1900	SHED-2	41	64	1.20	1.00		0.25	1.00	1.21	1.00	50
Total Building Value:													246,320	

Sale Date: 01/30/2024
Sale Price: 230,000

Deed Date: 01/30/2024
Volume:

File#: 200370
Page:

Buyer: SANDERS JOSEPH & CORTNEY
Seller: SMITH DAVID D

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
256,220	231,550	1.0067	1.1140	B	2260	T	0	0.404	246,320

Parcel Id: 45890
Sale #:3

Acct Number: 22810-00002-00400-002300

Cat Code: A1

Loc Code: 30

Address: 10434 LAUREN CREEK DRIVE

Legal 1: BK 4 LT 23 DEVINWOOD SEC 2

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value		
	1	FV22810			0.14	0	0.00		0.00	23,500	0	23,500		
Total Land Taxable Value:												23,500		
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2011	0	RES MAS	M4+	1,621	1.20	1.00		0.99	1.00	1.09	1.00	212,530
	2	2011	0	GARAGE-FIN	M4+	390	1.20	1.00		0.99	1.00	1.09	1.00	12,200
	3	2011	0	PORCH	M4+	24	1.20	1.00		0.99	1.00	1.09	1.00	500
	4	2014	2015	STORAGE	42	312	1.20	1.00		1.00	1.00	1.09	1.00	2,300
	5	2014	2015	PORCH	F3+	420	1.20	1.00		1.00	1.00	1.09	1.00	7,390
Total Building Value:												234,920		

Sales Ratio Detail

Sale Date: 02/14/2025
Sale Price: 265,000

Deed Date: 02/14/2025
Volume:

File#: 211121
Page:

Buyer: GARZA PAULA LIZETT
Seller: MULLINS DARREN WAYNE

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
258,420	258,420	0.9752	0.9752	B	22800	T	0	0.143	234,920

Parcel Id: 45939
Sale #:9

Acct Number: 22810-00002-00600-000500

Cat Code: A1

Loc Code: 31

Address: 10502 DEVINWOOD DR

Legal 1: BK 6 LT 5 DEVINWOOD SEC 2

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft	Avg	Depth	Per	Real Value		Ag Value	Total Value
	1	FV22810			0.13	0			0.00		0.00	23,500		0	23,500
Total Land Taxable Value:															23,500
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value	
	1	2014	2015	RES MAS	M5	1,579	1.20	1.00		0.98	1.00	1.00	1.00	190,950	
	2	2014	2015	RMSTR2	M5	306	1.20	1.00		0.98	1.00	1.00	1.00	31,080	
	3	2014	2015	GARAGE-FIN	M5	382	1.20	1.00		0.98	1.00	1.00	1.00	11,500	
	4	2014	2015	PORCH	M5	31	1.20	1.00		0.98	1.00	1.00	1.00	590	
	5	2014	2015	DECK	1	152	1.20	1.00		0.98	1.00	1.00	1.00	2,050	
Total Building Value:															236,170

Sale Date: 08/23/2024
Sale Price: 275,000

Deed Date: 08/23/2024
Volume:

File#: 206194
Page:

Buyer: SOTO JONATHAN ESAU
Seller: POSEY MARQUIS GEROME

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
259,670	233,340	0.8485	0.9443	B	2280A	T	0	0.133	236,170

Parcel Id: 38150
Sale #:4

Acct Number: 32450-00004-00000-001400

Cat Code: A1

Loc Code: 169

Address: 10315 COUNTRY SQUIRE BLVD

Legal 1: LT 14 HUNTERS CHASE SEC 1

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	FV32450			0.15	0	0.00			1.00	18,000	0	18,000	
Total Land Taxable Value:													18,000	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2001	0	RES MAS	M5	1,188	1.20	1.00		0.94	1.00	0.87	1.00	119,880
	2	2001	0	RMSTR2	M5	1,379	1.20	1.00		0.94	1.00	0.87	1.00	116,900
	3	2001	0	GARAGE-FIN	M5	400	1.20	1.00		0.94	1.00	0.87	1.00	10,050
	4	2001	0	PORCH	M5	36	1.20	1.00		0.94	1.00	0.87	1.00	570
	5	2003	0	DECK	1	240	1.20	1.00		0.55	1.00	0.87	1.00	1,580
	6	2003	0	PORCH	F3	120	1.20	1.00		0.55	1.00	0.87	1.00	840
	7	2003	0	STORAGE	42	120	1.20	1.00		0.55	1.00	0.87	1.00	390
	8	0	1900	PORCH	F1	32	1.20	1.00		0.55	1.00	0.87	1.00	90
	9	2021	2022	DECK	1	191	1.20	1.00		1.00	1.00	0.87	1.00	2,290
Total Building Value:														252,590

Sales Ratio Detail

Sale Date: 12/31/2024
Sale Price: 202,000

Deed Date: 12/31/2024
Volume:

File#: 209941
Page:

Buyer: AYALA LUIS C & JENNIFER
Seller: WALLER ROBERT A JR

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
270,590	271,010	1.3416	1.3396	B	32460	T	0	0.152	252,590

Parcel Id: 38192
Sale #:8

Acct Number: 32450-00004-00000-005700

Cat Code: A1

Loc Code: 169

Address: 7807 HUNTERS PEAK LN

Legal 1: LT 57 HUNTERS CHASE SEC 1

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft	Avg	Depth	Per	Real Value		Ag Value	Total Value
	1	FV32450			0.13	0			0.00		1.00	15,500		0	15,500
Total Land Taxable Value:															15,500
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value	
	1	2002	0	RES MAS	M5	1,140	1.20	1.00		0.95	1.00	0.87	1.00	116,260	
	2	2002	0	RMSTR2	M5	1,140	1.20	1.00		0.95	1.00	0.87	1.00	97,670	
	3	2002	0	PORCH	M5	120	1.20	1.00		0.95	1.00	0.87	1.00	1,920	
	4	2002	0	GARAGE-FIN	M5	420	1.20	1.00		0.95	1.00	0.87	1.00	10,660	
	5	0	1900	STORAGE	32	100	1.20	1.00		1.00	1.00	0.87	1.00	1,250	
Total Building Value:															227,760

Sale Date: 11/14/2024
Sale Price: 259,900

Deed Date: 11/14/2024
Volume:

File#: 208635
Page:

Buyer: GRAHAM ELYSSE M & BRANDON
Seller: MARTIN RUDY

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
243,260	243,260	0.9360	0.9360	B	32460	T	0	0.126	227,760

Parcel Id: 38204
Sale #:5

Acct Number: 32450-00004-00000-006900

Cat Code: A1

Loc Code: 169

Address: 7830 HUNTERS PEAK LN

Legal 1: LT 69 HUNTERS CHASE SEC 1

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	FV32450			0.14	0	0.00			1.00	15,500	0	15,500	
Total Land Taxable Value:													15,500	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2002	0	RES MAS	M4+	1,648	1.20	1.00		0.93	1.00	1.12	1.00	208,560
	2	2002	0	GARAGE-FIN	M4+	400	1.20	1.00		0.93	1.00	1.12	1.00	12,070
	3	2002	0	PORCH	M4+	24	1.20	1.00		0.93	1.00	1.12	1.00	480
	4	2003	0	DECK	1	368	1.20	1.00		0.53	1.00	1.12	1.00	3,010
	5	2021	2022	PORCH	F3	100	1.20	1.00		0.98	1.00	1.12	1.00	1,610
Total Building Value:													225,730	

Sale Date: 03/22/2024
Sale Price: 240,000

Deed Date: 03/22/2024
Volume:

File#: 201802
Page:

Buyer: TRUE PAOLA N
Seller: WOLFFORD ADRIAN NATHANIEL & KIRA LENE

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
241,230	223,580	0.9316	1.0051	B	32450	T	0	0.139	225,730

Sales Ratio Detail

Parcel Id: 38849
Sale #:8

Acct Number: 32455-00004-00000-001300

Cat Code: A1

Loc Code: 169

Address: 10411 COUNTRY SQUIRE BLVD

Legal 1: LT 13 HUNTERS CHASE SEC 2

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth	Per	Real Value		Ag Value	Total Value
	1	FV32455			0.13	0	0.00			1.00	15,500		0	15,500
Total Land Taxable Value:														15,500
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2002	0	RES MAS	M5	1,443	1.20	1.00		0.90	1.00	0.87	1.00	139,420
	2	2002	0	RMSTR2	M5	1,443	1.20	1.00		0.90	1.00	0.87	1.00	117,120
	3	2002	0	GARAGE-FIN	M5	400	1.20	1.00		0.90	1.00	0.87	1.00	9,620
	4	2002	0	PORCH	M5	45	1.20	1.00		0.90	1.00	0.87	1.00	680
Total Building Value:														266,840

Sale Date: 11/21/2024
Sale Price: 275,000

Deed Date: 11/21/2024
Volume:

File#: 208807
Page:

Buyer: SHERPA TASHI LHAMU

Seller: CIOCI JOSEPH PAUL & MARGARET ANN

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
282,340	271,530	0.9874	1.0267	B	32460	T	0	0.133	266,840

Parcel Id: 38920
Sale #:7

Acct Number: 32455-00004-00000-008400

Cat Code: A1

Loc Code: 169

Address: 10443 BRIAR PATCH ST

Legal 1: LT 84 HUNTERS CHASE SEC 2

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value		
	1	FV32455F			0.16	0	0.00		1.00	19,500	0	19,500		
Total Land Taxable Value:												19,500		
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2002	0	RES MAS	M5	1,443	1.20	1.00		0.97	1.00	0.87	1.00	150,270
	2	2002	0	RMSTR2	M5	1,443	1.20	1.00		0.95	1.00	0.87	1.00	123,620
	3	2002	0	GARAGE-FIN	M5	400	1.20	1.00		0.99	1.00	0.87	1.00	10,580
	4	2002	0	PORCH	M5	45	1.20	1.00		0.95	1.00	0.87	1.00	720
	5	2003	0	STORAGE	41	320	1.20	1.00		0.50	1.00	0.87	1.00	690
	6	2009	0	POOL	5	510	1.20	1.00		0.75	1.00	0.87	1.00	18,890
	7	0	1900	STORAGE	42	100	1.20	1.00		1.00	1.00	0.87	1.00	590
	8	0	1900	PORCH	F4	201	1.20	1.00		1.00	1.00	0.87	1.00	2,850
Total Building Value:												308,210		

Sale Date: 09/13/2024
Sale Price: 312,000

Deed Date: 09/13/2024
Volume:

File#: 206771
Page:

Buyer: HINSON CHARLES & CONSUELO SIMMONS

Seller: OPENDOOR PROPERTY TRUST I A DELAWARE

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
327,710	305,830	0.9802	1.0504	B	32460	T	0	0.164	308,210

Parcel Id: 39965
Sale #:4

Acct Number: 32460-00004-00000-007800

Cat Code: A1

Loc Code: 169

Address: 10635 GOLDFINCH RD

Legal 1: LT 78 HUNTERS CHASE SEC 3

Sales Ratio Detail

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
1		FV32460		0.13	0	0.00		1.00	14,700	0	14,700

Total Land Taxable Value: 14,700

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
1		2005	0	RES MAS	M4+	1,996	1.20	1.00		0.91	1.00	1.12	1.00	247,170
2		2005	0	PORCH	M4+	188	1.20	1.00		0.91	1.00	1.12	1.00	3,670
3		2005	0	CONCRETE	1	100	1.20	1.00		0.74	1.00	1.12	1.00	700
4		2005	0	GARAGE-FIN	M4+	412	1.20	1.00		0.91	1.00	1.12	1.00	12,170

Total Building Value: 263,710

Sale Date: 01/08/2025

Deed Date: 01/08/2025

File#: 210130

Buyer: CHAVEZ JAIME EDUARDO

Sale Price: 233,000

Volume:

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Seller: MUELLER KARSTEN

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
278,410	257,490	1.1051	1.1949	B	32450	T	0	0.134	263,710

Parcel Id: 42625

Acct Number: 32465-00004-00000-005300

Cat Code: A1

Loc Code: 169

Address: 10711 GOLDFINCH RD

Sale #:6

Legal 1: LT 53 HUNTERS CHASE SEC 4

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
1		FV32465		0.14	0	0.00		0.00	15,500	0	15,500

Total Land Taxable Value: 15,500

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
1		2006	0	RES MAS	M4+	1,461	1.20	1.00		0.97	1.00	1.12	1.00	192,850
2		0	1900	PORCH	M4+	25	1.20	1.00		0.97	1.00	1.12	1.00	520
3		0	1900	CONCRETE	1	100	1.20	1.00		0.85	1.00	1.12	1.00	800
4		0	1900	GARAGE-FIN	M4+	412	1.20	1.00		0.97	1.00	1.12	1.00	12,970
5		2007	2008	STORAGE	42	100	1.20	1.00		0.75	1.00	1.12	1.00	570

Total Building Value: 207,710

Sale Date: 02/07/2024

Deed Date: 02/07/2024

File#: 200639

Buyer: TILL JARED

Sale Price: 243,000

Volume:

Page:

Seller: BARRAGAN MICHAEL

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
223,210	204,060	0.8398	0.9186	B	32450	T	0	0.136	207,710

Parcel Id: 42634

Acct Number: 32465-00004-00000-006200

Cat Code: A1

Loc Code: 169

Address: 10810 COUNTRY SQUIRE BLVD

Sale #:6

Legal 1: LT 62 HUNTERS CHASE SEC 4

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
1		FV32465		0.14	0	0.00		0.00	15,500	0	15,500

Total Land Taxable Value: 15,500

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2006	0	RES MAS	M5	2,214	1.20	1.00		0.99	1.00	1.12	1.00	302,920
	2	0	1900	PORCH	M5	120	1.20	1.00		0.99	1.00	1.12	1.00	2,570
	3	0	1900	PORCH	M5	138	1.20	1.00		0.99	1.00	1.12	1.00	2,960
	4	0	1900	GARAGE-FIN	M5	412	1.20	1.00		0.99	1.00	1.12	1.00	14,030
	5	0	2019	STORAGE	52	120	1.20	1.00		1.00	1.00	1.12	1.00	1,460
Total Building Value:														323,940

Sale Date: 02/29/2024
Sale Price: 255,000

Deed Date: 02/29/2024
Volume:

File#: 201212
Page:

Buyer: BARGER SHARI ANN
Seller: TORRES CELIA

Notes:

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
339,440	308,250	1.2088	1.3311	B	32450	CS	0	0.136	323,940

Parcel Id: 4575
Sale #:3

Acct Number: 36000-00004-00000-000500

Cat Code: A1

Loc Code: 31

Address: 315 E CIRCLE DR

Legal 1: 5 SEC 1 JULIA ANN VILLA

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	RS36000			0.40	17,600	110.00			1.00	9,980	0	9,980	
Total Land Taxable Value:													9,980	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1972	0	RES MAS	M4+	2,076	1.20	1.00		0.85	1.00	1.00	1.00	214,400
	2	0	1900	PORCH	M4+	10	1.20	1.00		0.85	1.00	1.00	1.00	160
	3	0	1900	RES MAS	M4+	462	1.20	1.00		0.85	1.00	1.00	1.00	47,710
	4	2012	0	PORCH	M4+	416	1.20	1.00		0.85	1.00	1.00	1.00	6,780
	5	2010	0	STORAGE	42	160	1.20	1.00		0.85	1.00	1.00	1.00	920
	6	2020	2020	WAREHOUSE	12	762	1.20	1.00		0.98	1.00	1.00	1.00	15,560
	7	2020	2021	PORCH	M4+	135	1.20	1.00		0.95	1.00	1.00	1.00	2,460
	8	0	2025	CONCRETE	1	640	1.00	1.00		1.00	1.00	1.00	1.00	4,480
Total Building Value:														292,470

Sale Date: 05/06/2024
Sale Price: 352,576

Deed Date: 05/06/2024
Volume:

File#: 203001
Page:

Buyer: JIMENEZ HUGO R & KIMBERLEY D ROJAS ROCHA
Seller: REYES SHAWN & KRISTIE

Notes:

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
302,450	215,520	0.6113	0.8578	B		T	17,600	0.404	292,470

Parcel Id: 10822
Sale #:9

Acct Number: 36000-00004-00000-002600

Cat Code: A1

Loc Code: 31

Address: 10113 GLORIA LN

Legal 1: LOT 26 SEC 1 JULIA ANN VILLA

Land	Seq	Class	Ag_Class	Acres	Sqft	Front	Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RS36000		0.55	23,790		130.00		1.05	13,490	0	13,490
Total Land Taxable Value:												13,490

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1980	0	RES MAS	M4	2,000	1.20	1.00		0.80	1.00	1.00	1.00	194,400
	2	0	1900	PORCH	M4	400	1.20	1.00		0.80	1.00	1.00	1.00	5,980
	3	0	1900	PORCH	M4	450	1.20	1.00		0.80	1.00	1.00	1.00	6,720
	4	0	1900	RMSTR3	M4	2,000	1.20	1.00		0.80	1.00	1.00	1.00	174,970
	5	0	1900	GARAGE-DET	MU2	1,295	1.20	1.00		0.80	1.00	1.00	1.00	26,410
	6	0	1900	POOL	5	640	1.20	1.00		0.75	1.00	1.00	1.00	27,240
	7	0	1900	PORCH	M4	400	1.20	1.00		0.80	0.90	1.00	1.00	5,380
Total Building Value:														441,100

Sale Date: 09/25/2024
Sale Price: 450,000

Deed Date: 09/25/2024
Volume:

File#: 207117
Page:

Buyer: KLT PROPERTY COLLECTIVE LLC
Seller: GILES RICHARD & LAN

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
454,590	409,020	0.9089	1.0102	B		T	23,790	0.546	441,100

Parcel Id: 22777
Sale #:8

Acct Number: 36600-00002-00100-000600

Cat Code: A2

Loc Code: 31

Address: 5812 CEDAR BLUFF

Legal 1: LT 6 BLK 1 THE LANDING AT CEDAR BAYOU

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	FV36600			0.12	5,441		46.50		1.00	16,900	0	16,900	
Total Land Taxable Value:													16,900	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	0	1900	MOB HME	T-2S	784	1.00	1.00		0.25	1.00	1.00	1.00	13,620
	2	0	1900	STORAGE	42	48	1.20	1.00		0.35	1.00	1.00	1.00	110
	3	0	1900	PORCH	MH	200	1.20	1.00		0.30	1.00	1.00	1.00	880
	4	0	1900	STORAGE	42	64	1.20	1.00		0.35	1.00	1.00	1.00	150
	5	0	1900	PORCH	MH	16	1.20	1.00		0.30	1.00	1.00	1.00	70
Total Building Value:														14,830

Sale Date: 06/03/2024
Sale Price: 70,000

Deed Date: 06/03/2024
Volume:

File#: 203836
Page:

Buyer: ORELLANA DANAEL PERDOMO
Seller: FPP377 LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
31,730	27,880	0.3983	0.4533	B		T	5,441	0.125	14,830

Parcel Id: 22811
Sale #:13

Acct Number: 36600-00002-00200-001900

Cat Code: A2

Loc Code: 31

Address: 9814 CEDAR BRANCH DR

Legal 1: LT 19 BLK 2 THE LANDING AT CEDAR BAYOU

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	FV36600			0.12	5,428	46.00			1.00	16,900	0	16,900	
Total Land Taxable Value:													16,900	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1996	0	MOB HME	T-2S	1,280	1.00	1.00		0.25	1.00	1.00	1.00	22,240
	2	1999	0	STORAGE	42	200	1.20	1.00		0.30	1.00	1.00	1.00	410
	3	1999	0	SCRN PORCH	F1	288	1.20	1.00		0.30	1.00	1.00	1.00	600
Total Building Value:														23,250

Sales Ratio Detail

Sale Date: 02/12/2025
Sale Price: 75,000

Deed Date: 02/12/2025
Volume:

File#: 211049
Page:

Buyer: SANCHEZ DANIEL & MARIA PACHECO
Seller: SCHROCK ALAN

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
40,150	40,150	0.5353	0.5353	B		T	5,428	0.125	23,250

Parcel Id: 22813
Sale #:8

Acct Number: 36600-00002-00200-002100

Cat Code: C1

Loc Code: 31

Address: 9806 CEDAR BRANCH DR

Legal 1: LT 21 BLK 2 THE LANDING AT CEDAR BAYOU

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft	Avg Depth	Per	Real Value	Ag Value	Total Value
	1	FV36600		0.12	5,428	46.00		1.00	16,900	0	16,900
Total Land Taxable Value:											16,900

Sale Date: 08/29/2024
Sale Price: 14,000

Deed Date: 08/29/2024
Volume:

File#: 206334
Page:

Buyer: REYNA ARACELI RODRIGUES
Seller: DYKES NORMAN W & BRENDA L

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
16,900	30,310	2.1650	1.2071	B		L	5,428	0.125	0

Parcel Id: 15281
Sale #:3

Acct Number: 38500-00022-00100-000200

Cat Code: C1

Loc Code: 31

Address:

Legal 1: 2 1 LINCOLN CEDARS

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft	Avg Depth	Per	Real Value	Ag Value	Total Value
	1	RS146-1		0.14	6,000	60.00		1.00	17,250	0	17,250
Total Land Taxable Value:											17,250

Sale Date: 01/23/2025
Sale Price: 35,000

Deed Date: 01/23/2025
Volume:

File#: 210515
Page:

Buyer: COXIE INVESTMENTS LLC
Seller: SMITH JIMMY W & SHIRLEY A

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
17,250	2,010	0.0574	0.4929	L		T	6,000	0.138	0

Parcel Id: 46123
Sale #:6

Acct Number: 38775-00004-00100-000600

Cat Code: A1

Loc Code: 31

Address: 10018 LYNNWOOD DR

Legal 1: BK 1 LT 6 LYNNWOOD SEC 1

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	FV38775			0.13	5,861	51.10			0.00	42,000	0	42,000	
Total Land Taxable Value:													42,000	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2012	0	RES MAS	M5	2,096	1.20	1.00		0.98	1.00	0.93	1.00	235,720
	2	2012	0	GARAGE-FIN	M5	418	1.20	1.00		0.98	1.00	0.93	1.00	11,700
	3	2012	0	PORCH	M5	25	1.20	1.00		0.98	1.00	0.93	1.00	440
	4	2012	0	PORCH	M5	110	1.20	1.00		0.98	1.00	0.93	1.00	1,940
Total Building Value:													249,800	

Sales Ratio Detail

Sale Date: 04/26/2024
Sale Price: 315,000

Deed Date: 04/26/2024
Volume:

File#: 202700
Page:

Buyer: AGUILAR ERNESTO
Seller: ZAVALA BRIANNA RACHELLE

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
291,800	272,200	0.8641	0.9263	B	38775	T	5,861	0.135	249,800

Parcel Id: 46136
Sale #:7

Acct Number: 38775-00004-00200-000800

Cat Code: A1

Loc Code: 31

Address: 10051 LYNNWOOD DR

Legal 1: BK 2 LT 8 LYNNWOOD SEC 1

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	FV38775			0.28	0		0.00		0.00	42,000	0	42,000	
Total Land Taxable Value:													42,000	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2007	0	RES MAS	M5	1,879	1.20	1.00		0.97	1.00	0.93	1.00	209,160
	2	2007	0	PORCH	M5	30	1.20	1.00		0.97	1.00	0.93	1.00	520
	3	2007	0	PORCH	M5	144	1.20	1.00		0.97	1.00	0.93	1.00	2,510
	4	2007	0	GARAGE-FIN	M5	416	1.20	1.00		0.97	1.00	0.93	1.00	11,530
	5	2024	2024	CONCRETE	1	459	1.20	1.00		1.00	1.00	0.93	1.00	3,590
Total Building Value:														227,310

Sale Date: 09/09/2024
Sale Price: 275,000

Deed Date: 09/09/2024
Volume:

File#: 206598
Page:

Buyer: MOUTON TREVOR
Seller: RIVERA-MARRERO MIGUEL

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
269,310	257,310	0.9357	0.9793	B	38775	T	0	0.279	227,310

Parcel Id: 46145
Sale #:6

Acct Number: 38775-00004-00200-001700

Cat Code: A1

Loc Code: 31

Address: 10015 LYNNWOOD DR

Legal 1: BK 2 LT 17 LYNNWOOD SEC 1

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	FV38775			0.17	0	0.00			0.00	42,000	0	42,000	
Total Land Taxable Value:													42,000	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2010	0	RES MAS	M5	2,243	1.20	1.00		0.98	1.00	0.93	1.00	252,250
	2	2010	0	GARAGE-FIN	M5	398	1.20	1.00		0.98	1.00	0.93	1.00	11,140
	3	2010	0	PORCH	M5	109	1.20	1.00		0.98	1.00	0.93	1.00	1,920
	4	2010	0	PORCH	M5	170	1.20	1.00		0.98	1.00	0.93	1.00	2,990
Total Building Value:													268,300	

Sale Date: 02/25/2025
Sale Price: 287,000

Deed Date: 02/25/2025
Volume:

File#: 211355
Page:

Buyer: SOCKWELL PHYLIS BOYLES
Seller: THE OWNER FINANCE COMPANY

Notes:

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
310,300	310,300	1.0812	1.0812	B	38775	L	0	0.171	268,300

Sales Ratio Detail

Parcel Id: 46145
Sale #:4

Acct Number: 38775-00004-00200-001700

Cat Code: A1

Loc Code: 31

Address: 10015 LYNNWOOD DR

Legal 1: BK 2 LT 17 LYNNWOOD SEC 1

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value		
	1	FV38775			0.17	0	0.00		0.00	42,000	0	42,000		
Total Land Taxable Value:												42,000		
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2010	0	RES MAS	M5	2,243	1.20	1.00		0.98	1.00	0.93	1.00	252,250
	2	2010	0	GARAGE-FIN	M5	398	1.20	1.00		0.98	1.00	0.93	1.00	11,140
	3	2010	0	PORCH	M5	109	1.20	1.00		0.98	1.00	0.93	1.00	1,920
	4	2010	0	PORCH	M5	170	1.20	1.00		0.98	1.00	0.93	1.00	2,990
Total Building Value:												268,300		

Sale Date: 12/03/2024
Sale Price: 287,000

Deed Date: 12/03/2024
Volume:

File#: 209111
Page:

Buyer: SUN SOLD MANAGEMENT LLC
Seller: MCEACHERN NANCY ELIZABETH

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
310,300	286,340	0.9977	1.0812	B	38775	T	0	0.171	268,300

Parcel Id: 46147
Sale #:6

Acct Number: 38775-00004-00200-001900

Cat Code: A1

Loc Code: 31

Address: 10006 WOODLEAF COURT

Legal 1: BK 2 LT 19 LYNNWOOD SEC 1

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth	Per	Real Value		Ag Value	Total Value
	1	FV38775			0.13	0	0.00			0.00	42,000		0	42,000
Total Land Taxable Value:														42,000
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2010	0	RES MAS	M5	1,420	1.20	1.00		0.98	1.00	0.90	1.00	154,550
	2	2010	0	RMSTR2	M5	1,096	1.20	1.00		0.98	1.00	0.90	1.00	100,200
	3	2010	0	GARAGE-FIN	M5	420	1.20	1.00		0.98	1.00	0.90	1.00	11,380
	4	2010	0	PORCH	M5	146	1.20	1.00		0.98	1.00	0.90	1.00	2,490
	5	2010	0	PORCH	M5	126	1.20	1.00		0.98	1.00	0.90	1.00	2,150
	6	2022	2022	STORAGE	42	192	1.20	1.00		1.00	1.00	0.90	1.00	1,170
Total Building Value:														271,940

Sale Date: 08/02/2024
Sale Price: 217,700

Deed Date: 08/02/2024
Volume:

File#: 205597
Page:

Buyer: 510 SFR TX OPERATIONS I LLC
Seller: COOK DESHILIA D, WILLIAM, & JASON

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
313,940	303,210	1.3928	1.4421	B	3877A	T	0	0.131	271,940

Parcel Id: 46178
Sale #:5

Acct Number: 38775-00004-00400-000500

Cat Code: A1

Loc Code: 31

Address: 7706 BROOKS CROSSING DR

Legal 1: BK 4 LT 5 LYNNWOOD SEC 1

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	FV38775		0.13	0	0.00		0.00	42,000	0	42,000
Total Land Taxable Value:											42,000

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2009	0	RES MAS	M5	1,120	1.20	1.00		0.98	1.00	0.90	1.00	121,900
	2	2009	0	RMSTR2	M5	1,329	1.20	1.00		0.98	1.00	0.90	1.00	121,500
	3	2009	0	GARAGE-FIN	M5	368	1.20	1.00		0.98	1.00	0.90	1.00	9,970
	4	2009	0	PORCH	M5	60	1.20	1.00		0.98	1.00	0.90	1.00	1,020
	5	2009	0	CONCRETE	1	100	1.20	1.00		0.98	1.00	0.90	1.00	740

Total Building Value: 255,130

Sale Date: 10/09/2024
Sale Price: 280,000

Deed Date: 10/09/2024
Volume:

File#: 207593
Page:

Buyer: BENAVIDES YANELLY & JUAN GERARDO HERNANDEZ RIOS
Seller: OPENDOOR PROPERTY TRUST I A DELAWARE

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
297,130	297,130	1.0612	1.0612	B	3877A	T	0	0.134	255,130

Parcel Id: 56779
Sale #:8

Acct Number: 38777-00004-00600-001700

Cat Code: A1

Loc Code: 31

Address: 7843 JARROD WAY

Legal 1: BLK 6 LOT 17 LYNNWOOD SEC 2

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	FV38777		0.16	0	0.00	1.00	42,000	0	42,000

Total Land Taxable Value: 42,000

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	0	2018	RES MAS	M5	1,420	1.20	1.00		0.98	1.00	1.00	1.00	171,720
	2	0	2018	RMSTR2	M5	1,034	1.20	1.00		0.98	1.00	1.00	1.00	105,040
	3	0	1900	GARAGE-FIN	M5	410	1.20	1.00		0.98	1.00	1.00	1.00	12,340
	4	0	2018	PORCH	M5	16	1.20	1.00		0.98	1.00	1.00	1.00	300

Total Building Value: 289,400

Sale Date: 03/21/2024
Sale Price: 287,995

Deed Date: 03/21/2024
Volume:

File#: 201785
Page:

Buyer: SALINAS ROSENDO Q & IVETTE QUINTANILLA
Seller: APPLGATE CURTIS DAVID

Notes:

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
331,400	319,740	1.1102	1.1507	B		INT	0	0.156	289,400

Parcel Id: 56808
Sale #:8

Acct Number: 38777-00004-00800-000500

Cat Code: A1

Loc Code: 31

Address: 9919 WOOD WIND CT

Legal 1: BLK 8 LOT 5 LYNNWOOD SEC 2

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	FV38777		0.15	0	0.00	1.00	42,000	0	42,000

Total Land Taxable Value: 42,000

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	0	2019	RES MAS	M5	1,601	1.20	1.00		1.00	1.00	1.00	1.00	197,560
	2	0	2019	RMSTR2	M5	906	1.20	1.00		1.00	1.00	1.00	1.00	93,910
	3	0	2019	GARAGE-FIN	M5	418	1.20	1.00		1.00	1.00	1.00	1.00	12,840
	4	0	2019	PORCH	M5	60	1.20	1.00		1.00	1.00	1.00	1.00	1,160
	5	0	2019	PORCH	M5	60	1.20	1.00		1.00	1.00	1.00	1.00	1,160

Total Building Value: 306,630

Sales Ratio Detail

Sale Date: 01/17/2024
Sale Price: 290,000

Deed Date: 01/17/2024
Volume:

File#: 200032
Page:

Buyer: MILTON GROUP LLC
Seller: ROBLEDO MODESTO

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
348,630	331,900	1.1445	1.2022	B		T	0	0.152	306,630

Parcel Id: 57636
Sale #:9

Acct Number: 38778-00004-00100-022000

Cat Code: A1

Loc Code: 31

Address: 10014 PINE VALLEY CT

Legal 1: BK 1 LT 22 LYNNWOOD SEC 3

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	FV38778			0.13	0	0.00				1.00	42,000	0	42,000
Total Land Taxable Value:														42,000
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2020	2021	RES MAS	M5	1,833	1.20	1.00		1.00	1.00	1.00	1.00	226,180
	2	0	2019	GARAGE-FIN	M5	412	1.20	1.00		1.00	1.00	1.00	1.00	12,660
	3	0	2019	PORCH	M5	9	1.20	1.00		1.00	1.00	1.00	1.00	170
Total Building Value:														239,010

Sale Date: 01/17/2025
Sale Price: 262,000

Deed Date: 01/17/2025
Volume:

File#: 210431
Page:

Buyer: SIGALA MANUEL & COURTNEY
Seller: RUSSELL ANGELA COLLEEN

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
281,010	268,040	1.0231	1.0726	B		T	0	0.126	239,010

Parcel Id: 57729
Sale #:8

Acct Number: 38778-00004-00200-018000

Cat Code: A1

Loc Code: 31

Address: 10018 STONE BRIAR DR

Legal 1: BK 2 LT 18 LYNNWOOD SEC 3

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	FV38778			0.18	0	0.00			1.00	42,000	0	42,000	
Total Land Taxable Value:													42,000	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	0	2019	RES MAS	M5	1,100	1.20	1.00		1.00	1.00	1.00	1.00	135,740
	2	0	2018	RMSTR2	M5	1,568	1.20	1.00		1.00	1.00	1.00	1.00	162,530
	3	0	2018	GARAGE-FIN	M5	420	1.20	1.00		1.00	1.00	1.00	1.00	12,900
	4	0	2018	PORCH	M5	23	1.20	1.00		1.00	1.00	1.00	1.00	440
	5	2021	202	CONCRETE	1	202	1.20	1.00		1.00	1.00	1.00	1.00	1,700
Total Building Value:														313,310

Sale Date: 06/05/2024
Sale Price: 310,000

Deed Date: 06/05/2024
Volume:

File#: 203934
Page:

Buyer: KING TAYLOR & BREANNA RUNNELS
Seller: DUARTE MARIO ENRIQUE JR & CHRISTINA

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
355,310	355,310	1.1462	1.1462	B		T	0	0.180	313,310

Sales Ratio Detail

Parcel Id: 63046
Sale #:2

Acct Number: 38780-00004-00100-001600

Cat Code: A1

Loc Code: 31

Address: 8042 BROOKS CROSSING DR

Legal 1: LT 16 BK 1 LYNNWOOD SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	FV38780			0.19	0	0.00	1.00	42,000	0	42,000			
Total Land Taxable Value:											42,000			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2023	2024	RES MAS	M5	1,092	1.20	1.00		1.00	1.00	1.00	1.00	134,750
	2	2023	2024	RMSTR2	M5	977	1.20	1.00		1.00	1.00	1.00	1.00	101,270
	3	2023	2024	GARAGE-FIN	M5	396	1.20	1.00		1.00	1.00	1.00	1.00	12,170
	4	2023	2024	PORCH	M5	30	1.20	1.00		1.00	1.00	1.00	1.00	580
Total Building Value:											248,770			

Sale Date: 04/08/2024
Sale Price: 278,000

Deed Date: 04/08/2024
Volume:

File#: 202189
Page:

Buyer: RAUCH KYLE & MIRIAM
Seller: ANGLIA HOMES LP

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
290,770	228,560	0.8222	1.0459	B		T	0	0.190	248,770

Parcel Id: 46882
Sale #:6

Acct Number: 42900-00015-00000-000300

Cat Code: A1

Loc Code: 16A

Address: 6319 REDFISH REEF DR

Legal 1: LT 3 THE OAKS @ HOUSTON POINT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth Per	Real Value	Ag Value	Total Value		
	1	FV42900D			1.06	0	0.00		0.00	80,000	0	80,000		
Total Land Taxable Value:												80,000		
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2012	0	RES MAS	M6	1,563	1.20	1.00		0.98	1.00	1.00	1.00	205,390
	2	2012	0	RMSTR2	M6	890	1.20	1.00		0.98	1.00	1.00	1.00	98,240
	3	2012	0	GARAGE-FIN	M6	670	1.20	1.00		0.98	1.00	1.00	1.00	22,990
	4	2012	0	PORCH	M6	111	1.20	1.00		0.98	1.00	1.00	1.00	2,360
	5	2012	0	PORCH	M6	108	1.20	1.00		0.98	1.00	1.00	1.00	2,300
	6	2015	2016	POOL	5	352	1.20	1.00		0.75	1.00	1.00	1.00	14,980
	7	2015	2016	PERGOLA	1	197	1.20	1.00		1.00	1.00	1.00	1.00	2,150
	8	2022	2023	CARPORT	M6	514	1.20	1.00		1.00	1.00	1.00	1.00	11,520
	9	0	1900	CONCRETE	1	713	1.20	1.00		0.75	1.00	1.00	1.00	4,490
	10	0	1900	PERGOLA	1	138	1.20	1.00		0.85	1.00	1.00	1.00	1,280
Total Building Value:												365,700		

Sale Date: 05/29/2024
Sale Price: 453,000

Deed Date: 05/29/2024
Volume:

File#: 203706
Page:

Buyer: DANGERFIELD WENDY & STEVEN JONES
Seller: OPENDOOR PROPERTY TRUST I A DELAWARE

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
445,700	401,130	0.8855	0.9839	B		T	0	1.057	365,700

Parcel Id: 46887
Sale #:3

Acct Number: 42900-00015-00000-000800

Cat Code: A1

Loc Code: 16A

Address: 6318 REDFISH REEF DR

Legal 1: LT 8 THE OAKS @ HOUSTON POINT

Sales Ratio Detail

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
1		FV42900C		1.03	0	0.00		0.00	80,000	0	80,000

Total Land Taxable Value: 80,000

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2014	2015	RES MAS	M6	2,808	1.20	1.00		1.00	1.00	1.00	1.00	353,840
	2	2014	2015	GARAGE-FIN	M6	512	1.20	1.00		1.00	1.00	1.00	1.00	17,930
	3	2014	2015	PORCH	M6	48	1.20	1.00		1.00	1.00	1.00	1.00	1,040
	4	2014	2015	PORCH	M6	227	1.20	1.00		1.00	1.00	1.00	1.00	4,930

Total Building Value: 377,740

Sale Date: 04/22/2024

Deed Date: 04/22/2024

File#: 202565

Buyer: GROSE CATHERINE L

Sale Price: 440,000

Volume:

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Seller: JOHNSTON THOMAS W & DEBORAH L

Notes:

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
457,740	422,740	0.9608	1.0403	B		L	0	1.034	377,740

Parcel Id: 46895

Acct Number: 42900-00015-00000-001600

Cat Code: A1

Loc Code: 16A

Address: 6310 FISHER REEF DR

Sale #:4

Legal 1: LT 16 THE OAKS @ HOUSTON POINT

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
1		FV42900B		1.09	0	0.00		0.00	117,000	0	117,000

Total Land Taxable Value: 117,000

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2020	2021	RES MAS	M5+	2,840	1.20	1.00		1.00	1.00	1.00	1.00	354,910
	2	2020	2021	GARAGE-FIN	M5+	700	1.20	1.00		1.00	1.00	1.00	1.00	23,490
	3	2020	2021	PORCH	M5+	80	1.20	1.00		1.00	1.00	1.00	1.00	1,700
	4	2020	2021	PORCH	M5+	144	1.20	1.00		1.00	1.00	1.00	1.00	3,070
	5	2022	2023	PORCH	M5+	882	1.20	1.00		1.00	1.00	1.00	1.00	18,780
	6	2024	2025	DECK	2	120	1.20	1.00		1.00	1.00	1.00	1.00	2,200

Total Building Value: 404,150

Sale Date: 07/15/2024

Deed Date: 07/15/2024

File#: 204972

Buyer: HOWE JERRY W & KAREN A

Sale Price: 496,000

Volume:

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Seller: WEAVER JAMES

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
521,150	451,950	0.9112	1.0507	B		T	0	1.085	404,150

Parcel Id: 46923

Acct Number: 42900-00015-00000-004400

Cat Code: A1

Loc Code: 16A

Address: 6426 FISHER REEF DR

Sale #:4

Legal 1: LT 44 THE OAKS @ HOUSTON POINT

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
1		FV42900B		1.11	0	0.00		0.00	117,000	0	117,000

Total Land Taxable Value: 117,000

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2017	2018	RES MAS	M6	2,523	1.20	1.00		1.00	1.00	1.00	1.00	323,980
	2	2017	2018	GARAGE-FIN	M6	786	1.20	1.00		1.00	1.00	1.00	1.00	27,520
	3	2017	2018	PORCH	M6	83	1.20	1.00		1.00	1.00	1.00	1.00	1,800
	4	2017	2018	PORCH	M6	187	1.20	1.00		1.00	1.00	1.00	1.00	4,060
	5	2017	2018	RMSTR2	M6	1,025	1.20	1.00		1.00	1.00	1.00	1.00	110,560

Total Building Value: 467,920

Sale Date: 04/23/2024
Sale Price: 580,000

Deed Date: 04/23/2024
Volume:

File#: 202581
Page:

Buyer: TORRES ALVARO E GOMEZ & ANGELICA GOMEZ
Seller: STEWART ANTHONY & TERRI

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
584,920	532,920	0.9188	1.0085	B		T	0	1.112	467,920

Parcel Id: 42726
Sale #:5

Acct Number: 46700-00004-00000-007600

Cat Code: A1

Loc Code: 169

Address: 10302 PINE MEADOWS BLVD

Legal 1: LT 76 PINE MEADOWS S/D

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	FV46700		0.17	7,554	56.80	0.00	18,000	0	18,000

Total Land Taxable Value: 18,000

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2007	0	RES MAS	M4+	1,159	1.20	1.00		0.97	1.00	1.09	1.00	148,890
	2	0	1900	PORCH	M4+	48	1.20	1.00		0.97	1.00	1.09	1.00	970
	3	0	1900	PORCH	M4+	100	1.20	1.00		0.97	1.00	1.09	1.00	2,030
	4	0	1900	GARAGE-FIN	M4+	400	1.20	1.00		0.97	1.00	1.09	1.00	12,260
	5	0	1900	RMSTR2	M4+	586	1.20	1.00		0.97	1.00	1.09	1.00	63,230

Total Building Value: 227,380

Sale Date: 02/15/2024
Sale Price: 265,000

Deed Date: 02/15/2024
Volume:

File#: 200832
Page:

Buyer: LANDRUM NOAH
Seller: SOAPE BRIAN & TAMMY

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
245,380	217,450	0.8206	0.9260	B	4670A	T	7,554	0.173	227,380

Parcel Id: 44402
Sale #:6

Acct Number: 46710-00004-00000-001500

Cat Code: A1

Loc Code: 169

Address: 10730 PINE MEADOWS BLVD

Legal 1: LT 15 PINE MEADOWS SEC 2

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	FV46710		0.13	0	0.00	1.00	20,500	0	20,500

Total Land Taxable Value: 20,500

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2010	0	RES MAS	M4+	1,445	1.20	1.00		0.96	1.00	1.09	1.00	183,710
	2	2010	0	RMSTR2	M4+	1,305	1.20	1.00		0.96	1.00	1.09	1.00	139,370
	3	2010	0	GARAGE-FIN	M4+	376	1.20	1.00		0.96	1.00	1.09	1.00	11,400
	4	2010	0	PORCH	M4+	108	1.20	1.00		0.96	1.00	1.09	1.00	2,170
	5	2010	0	PORCH	M4+	144	1.20	1.00		0.96	1.00	1.09	1.00	2,890

Total Building Value: 339,540

Sales Ratio Detail

Sale Date: 07/01/2024
Sale Price: 260,000

Deed Date: 07/01/2024
Volume:

File#: 204620
Page:

Buyer: DUNN BREONNA & COLBY AKINS
Seller: US BANK NA TRUSTEE FOR LSF9

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
360,040	363,720	1.3989	1.3848	B	4670A	T	0	0.126	339,540

Parcel Id: 44431
Sale #:5

Acct Number: 46710-00004-00000-004300

Cat Code: A1

Loc Code: 169

Address: 8327 LITTLEHIP HAWTHORN DR

Legal 1: LT 43 PINE MEADOWS SEC 2

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	FV46710			0.30	0	0.00			1.00	20,500	0	20,500	
Total Land Taxable Value:													20,500	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2007	2008	RES MAS	M4+	1,112	1.20	1.00		0.97	1.00	1.09	1.00	142,850
	2	2007	2008	RMSTR2	M4+	1,163	1.20	1.00		0.97	1.00	1.09	1.00	125,500
	3	2007	2008	GARAGE-FIN	M4+	405	1.20	1.00		0.97	1.00	1.09	1.00	12,410
	4	2007	2008	PORCH	M4+	172	1.20	1.00		0.97	1.00	1.09	1.00	3,490
	5	2007	2008	PORCH	M4+	98	1.20	1.00		0.97	1.00	1.09	1.00	1,990
	6	2007	2008	DECK	1	117	1.20	1.00		0.85	1.00	1.09	1.00	1,490
	7	0	1900	STORAGE	43	134	1.20	1.00		1.00	1.00	1.09	1.00	2,090
	8	2023	2024	DECK	1	167	1.20	1.00		1.00	1.00	1.09	1.00	2,510
Total Building Value:													292,330	

Sale Date: 07/22/2024
Sale Price: 283,000

Deed Date: 07/22/2024
Volume:

File#: 205165
Page:

Buyer: RIVERA EVARISTO JR
Seller: STARLING PLEAS E & STEPHANIE

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
312,830	328,550	1.1610	1.1054	B	4670A	T	0	0.304	292,330

Parcel Id: 44434
Sale #:7

Acct Number: 46710-00004-00000-004600

Cat Code: A1

Loc Code: 169

Address: 8315 LITTLEHIP HAWTHORN

Legal 1: LT 46 PINE MEADOWS SEC 2

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	FV46710			0.13	0	0.00	1.00	20,500	0	20,500			
Total Land Taxable Value:											20,500			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2007	2008	RES MAS	M4+	1,011	1.20	1.00		0.97	1.00	1.09	1.00	129,880
	2	2007	2008	RMSTR2	M4+	1,109	1.20	1.00		0.97	1.00	1.09	1.00	119,670
	3	2007	2008	GARAGE-FIN	M4+	391	1.20	1.00		0.97	1.00	1.09	1.00	11,980
	4	2007	2008	PORCH	M4+	31	1.20	1.00		0.97	1.00	1.09	1.00	630
	5	2007	2008	PORCH	M4+	116	1.20	1.00		0.97	1.00	1.09	1.00	2,350
Total Building Value:											264,510			

Sales Ratio Detail

Sale Date: 07/01/2024
Sale Price: 265,000

Deed Date: 07/01/2024
Volume:

File#: 204603
Page:

Buyer: SANCHEZ CHRISTIAN & MACY A BURNETT
Seller: FALCON ISAAC LUIS

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
285,010	299,030	1.1284	1.0755	B	4670A	T	0	0.131	264,510

Parcel Id: 44441
Sale #:5

Acct Number: 46710-00004-00000-005300

Cat Code: A1

Loc Code: 169

Address: 8314 SAND PLUM LN

Legal 1: LT 53 PINE MEADOWS SEC 2

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth	Per	Real Value		Ag Value	Total Value
	1	FV46710			0.13	0	0.00			1.00	20,500		0	20,500
Total Land Taxable Value:														20,500
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2009	0	RES MAS	M4+	1,894	1.20	1.00		0.98	1.00	1.09	1.00	245,820
	2	2009	0	GARAGE-FIN	M4+	398	1.20	1.00		0.98	1.00	1.09	1.00	12,320
	3	2009	0	PORCH	M4+	30	1.20	1.00		0.98	1.00	1.09	1.00	610
	4	2009	0	PORCH	M4+	108	1.20	1.00		0.98	1.00	1.09	1.00	2,210
Total Building Value:														260,960

Sale Date: 03/11/2024
Sale Price: 285,000

Deed Date: 03/11/2024
Volume:

File#: 201443
Page:

Buyer: GONZALEZ JAMIE S & LA TONIA
Seller: TANKSLEY SHANE W & ANGELINA

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
281,460	282,690	0.9919	0.9876	B	4670	T	0	0.131	260,960

Parcel Id: 44442
Sale #:8

Acct Number: 46710-00004-00000-005400

Cat Code: A1

Loc Code: 169

Address: 8318 SAND PLUM LN

Legal 1: LT 54 PINE MEADOWS SEC 2

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value			
	1	FV46710		0.13	0	0.00		1.00	20,500	0	20,500			
Total Land Taxable Value:											20,500			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2009	0	RES MAS	M4+	1,574	1.20	1.00		0.98	1.00	1.09	1.00	204,280
	2	2009	0	GARAGE-FIN	M4+	398	1.20	1.00		0.98	1.00	1.09	1.00	12,320
	3	2009	0	PORCH	M4+	156	1.20	1.00		0.98	1.00	1.09	1.00	3,200
	4	2009	0	PORCH	M4+	20	1.20	1.00		0.98	1.00	1.09	1.00	410
	5	2013	0	STORAGE	42	100	1.20	1.00		0.95	1.00	1.09	1.00	700
Total Building Value:											220,910			

Sale Date: 01/15/2025
Sale Price: 245,000

Deed Date: 01/15/2025
Volume:

File#: 210342
Page:

Buyer: RIVARDO MADISON B & COREY T LAMONTAGNE
Seller: COLLINS JOHN M & LARREE A SCARBROUGH

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
241,410	246,150	1.0047	0.9853	B	4670	T	0	0.131	220,910

Sales Ratio Detail

Parcel Id: 44450
Sale #:9

Acct Number: 46710-00004-00000-006200

Cat Code: A1

Loc Code: 169

Address: 8318 WHITE WILLOW LN

Legal 1: LT 62 PINE MEADOWS SEC 2

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth	Per	Real Value		Ag Value	Total Value
	1	FV46710			0.17	0	0.00			1.00	20,500		0	20,500
Total Land Taxable Value:														20,500
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2009	0	RES MAS	M4+	1,846	1.20	1.00		0.98	1.00	1.09	1.00	239,590
	2	2009	0	GARAGE-FIN	M4+	372	1.20	1.00		0.98	1.00	1.09	1.00	11,520
	3	2009	0	PORCH	M4+	94	1.20	1.00		0.98	1.00	1.09	1.00	1,930
	4	2009	0	PORCH	M4+	107	1.20	1.00		0.98	1.00	1.09	1.00	2,190
	5	0	2016	STORAGE	42	80	1.20	1.00		0.98	1.00	1.09	1.00	580
Total Building Value:														255,810

Sale Date: 10/31/2024
Sale Price: 272,000

Deed Date: 10/31/2024
Volume:

File#: 208188
Page:

Buyer: GONZALEZ NINFA

Seller: STEWART GREGORY W & KIMBERLY D

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
276,310	264,770	0.9734	1.0158	B	4670	T	0	0.168	255,810

Parcel Id: 15998
Sale #:10

Acct Number: 47000-00005-00000-002700

Cat Code: A1

Loc Code: 31

Address: 9838 BAYOU WOODS

Legal 1: LOT 27 PINEHURST

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value		
	1	SQ4700			0.25	10,800	80.00		1.06	12,590	0	12,590		
Total Land Taxable Value:												12,590		
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1978	0	RES MAS	M4	1,487	1.20	1.00		0.79	1.00	1.35	1.00	192,690
	2	0	1900	GARAGE-FIN	M4	540	1.20	1.00		0.79	1.00	1.35	1.00	16,330
	3	0	1900	PORCH	M4	91	1.20	1.00		0.79	1.00	1.35	1.00	1,810
	4	2011	0	PORCH	M4	335	1.20	1.00		0.89	1.00	1.35	1.00	7,520
	5	0	1900	STORAGE	41	81	1.20	1.00		0.25	1.00	1.35	1.00	140
Total Building Value:												218,490		

Sale Date: 04/29/2024
Sale Price: 230,000

Deed Date: 04/29/2024
Volume:

File#: 202753
Page:

Buyer: SHARP KRISTIAN & STEPHANIE

Seller: HOFFMAN MARK CHARLES

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
231,080	217,660	0.9463	1.0047	B	4700	T	10,800	0.248	218,490

Parcel Id: 3424
Sale #:6

Acct Number: 47000-00005-00000-003900

Cat Code: A1

Loc Code: 31

Address: 9738 BAYOU WOODS

Legal 1: 39 PINEHURST

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	SQ4700		0.24	10,400	80.00		1.04	11,900	0	11,900
Total Land Taxable Value:											11,900

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	1,358	1.20	1.00		0.83	1.00	1.35	1.00	184,880
	2	0	1900	PORCH	M4	18	1.20	1.00		0.83	1.00	1.35	1.00	380
	3	0	1900	GARAGE-FIN	M4	400	1.20	1.00		0.83	1.00	1.35	1.00	12,710
	4	0	1900	STORAGE	41	80	1.20	1.00		0.30	1.00	1.35	1.00	160
	5	2020	2021	POOL	5	308	1.20	1.00		0.75	0.50	1.35	1.00	8,850
	6	0	1900	GLASSPORCH	4	374	1.20	1.00		0.83	1.00	1.35	1.00	10,590
	7	2014	2015	PORCH	F2	144	1.20	1.00		1.00	1.00	1.35	1.00	2,370
Total Building Value:														219,940

Sale Date: 07/17/2024
Sale Price: 190,000

Deed Date: 07/17/2024
Volume:

File#: 205050
Page:

Buyer: HALE AYLA L
Seller: VELA LILLIAN H

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
231,840	221,620	1.1664	1.2202	B	4700	T	10,400	0.239	219,940

Parcel Id: 8150
Sale #:7

Acct Number: 47000-00005-00000-004700

Cat Code: A1

Loc Code: 31

Address: 9706 BAYOU WOODS

Legal 1: LOT 47 PINEHURST

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	SQ4700			0.28	12,320	80.00				1.10	14,910	0	14,910
Total Land Taxable Value:														14,910
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1980	0	RES MAS	M4+	1,922	1.20	1.00		0.88	1.00	1.35	1.00	277,430
	2	0	1900	PORCH	M4+	120	1.20	1.00		0.88	1.00	1.35	1.00	2,730
	3	0	1900	PORCH	M4+	120	1.20	1.00		0.88	1.00	1.35	1.00	2,730
	4	0	1900	PORCH	M4+	12	1.20	1.00		0.88	1.00	1.35	1.00	270
	5	0	1900	GARAGE-DET	FF2	440	1.20	1.00		0.88	1.00	1.35	1.00	16,320
	6	2022	2023	CONCRETE	1	298	1.20	1.00		0.96	1.00	1.35	1.00	3,240
Total Building Value:														302,720

Sale Date: 07/26/2024
Sale Price: 285,000

Deed Date: 07/26/2024
Volume:

File#: 205357
Page:

Buyer: DE LA TORRE FERNANDO INIGO GUTIERREZ
Seller: HUERTA IVAN

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
317,630	294,140	1.0321	1.1145	B	4700	T	12,320	0.283	302,720

Parcel Id: 19230
Sale #:5

Acct Number: 47000-00005-00000-006100

Cat Code: A1

Loc Code: 31

Address: 7215 BAYOU VISTA

Legal 1: 61 PINEHURST

Land	Seq	Class	Ag_Class	Acres	Sqft	Front	Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	SQ4700		1.10	47,947	103.00			1.21	44,670	0	44,670
Total Land Taxable Value:												44,670

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1992	0	RES MAS	M4+	1,870	1.20	1.00		0.90	1.00	1.35	1.00	276,050
	2	0	1900	GARAGE-FIN	M4+	552	1.20	1.00		0.90	1.00	1.35	1.00	19,440
	3	0	1900	GLASSPORCH	4	140	1.20	1.00		0.90	1.00	1.35	1.00	4,300
	4	0	1900	PORCH	M4+	158	1.20	1.00		0.90	1.00	1.35	1.00	3,680
	5	2004	0	DECK	1	760	1.20	1.00		0.60	1.00	1.35	1.00	8,480
	6	2004	0	POOL	5	561	1.20	1.00		0.75	1.00	1.35	1.00	32,240
	7	0	1900	PORCH	MTL1	266	1.20	1.00		0.85	1.00	1.35	1.00	1,960
Total Building Value:														346,150

Sale Date: 03/26/2024

Deed Date: 03/26/2024

File#: 201863

Buyer: CONN ROSS E

Sale Price: 396,000

Volume:

Page:

Seller: SISK MICHAEL RILEY & LAWANA K

Notes:

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
390,820	350,950	0.8862	0.9869	B	4700	L	47,947	1.101	346,150

Parcel Id: 19240

Acct Number: 47000-00005-00000-006600

Cat Code: A1

Loc Code: 31

Address: 7319 BAYOU VISTA

Sale #:8

Legal 1: LOT 66 PINEHURST S/D

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	SQ4700			0.84	36,660	100.00			1.07	43,150	0	43,150	
Total Land Taxable Value:													43,150	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1982	0	RES MAS	M4	1,671	1.20	1.00		0.90	1.00	1.35	1.00	246,680
	2	0	1900	RES FRM	F4	420	1.20	1.00		0.90	1.00	1.35	1.00	59,250
	3	0	1900	PORCH	M4	88	1.20	1.00		0.90	1.00	1.35	1.00	2,000
	4	0	1900	POOL	5	350	1.20	1.00		0.75	1.00	1.35	1.00	20,110
	5	2000	0	PORCH	M4	205	1.20	1.00		0.94	1.00	1.35	1.00	4,860
	6	2000	0	GARAGE-DET	FF2	588	1.20	1.00		0.94	1.00	1.35	1.00	23,290
Total Building Value:														356,190

Sale Date: 12/02/2024

Deed Date: 12/02/2024

File#: 209035

Buyer: VAN WINKEL JENNIFER & MARC RAETS

Sale Price: 380,000

Volume:

Page:

Seller: THOMPSON LILA

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
399,340	353,760	0.9309	1.0509	B	4700	T	36,660	0.842	356,190

Parcel Id: 18905

Acct Number: 47000-00005-00000-007100

Cat Code: A1

Loc Code: 31

Address: 9611 FOREST HOLLOW DR

Sale #:5

Legal 1: 71 PINEHURST S/D

Land	Seq	Class	Ag_Class	Acres	Sqft	Front	Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	SQ4700		0.22	9,600	80.00			1.00	10,560	0	10,560
Total Land Taxable Value:												10,560

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1981	0	RES MAS	M4+	1,709	1.20	1.00		0.89	1.00	1.35	1.00	249,480
	2	0	1900	GARAGE-FIN	M4+	420	1.20	1.00		0.84	1.00	1.35	1.00	13,800
	3	0	1900	PORCH	M4+	40	1.20	1.00		0.84	1.00	1.35	1.00	870
	4	2021	202	STORAGE	42	120	1.20	1.00		1.00	1.00	1.35	1.00	1,090
Total Building Value:														265,240

Sale Date: 08/02/2024
Sale Price: 280,000

Deed Date: 08/02/2024
Volume:

File#: 205603
Page:

Buyer: SANDOVAL JUAN ESQUIVEL
Seller: MEADE CRYSTAL ANN

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
275,800	254,690	0.9096	0.9850	B	4700	T	9,600	0.220	265,240

Parcel Id: 19243
Sale #:7

Acct Number: 47000-00005-00000-007200

Cat Code: A1

Loc Code: 31

Address: 9615 FOREST HOLLOW DR

Legal 1: 72 PINEHURST S/D

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	SQ4700		0.22	9,600	80.00			1.00	10,560	0	10,560

Total Land Taxable Value: 10,560

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1982	0	RES MAS	M4	1,488	1.20	1.00		0.90	1.00	1.35	1.00	219,660
	2	0	1900	GARAGE-FIN	M4	400	1.20	1.00		0.90	1.00	1.35	1.00	13,780
	3	0	1900	PORCH	M4	132	1.20	1.00		0.90	1.00	1.35	1.00	2,990
	4	0	1900	PORCH	M4	80	1.20	1.00		0.90	1.00	1.35	1.00	1,810
	5	0	1900	STORAGE	41	80	1.20	1.00		0.50	1.00	1.35	1.00	270
	6	2021	2022	CARPORT	MTL2	504	1.20	1.00		1.00	1.00	1.35	1.00	10,080
	7	2021	2022	RES MAS	M4	118	1.20	1.00		0.94	1.00	1.35	1.00	18,190
	8	0	1900	CONCRETE	1	408	1.20	1.00		0.85	1.00	1.35	1.00	3,930

Total Building Value: 270,710

Sale Date: 10/15/2024
Sale Price: 278,000

Deed Date: 10/15/2024
Volume:

File#: 207731
Page:

Buyer: WHITE BRODY C & ISABELL MOLINA
Seller: DOCKERY DUSTIN L

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
281,270	255,090	0.9176	1.0118	B	4700	T	9,600	0.220	270,710

Parcel Id: 12642
Sale #:5

Acct Number: 47000-00005-00000-009400

Cat Code: A1

Loc Code: 31

Address: 9827 FOREST HOLLOW

Legal 1: 94 PINEHURST S/D

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	SQ4700		0.22	9,600	80.00			1.00	10,560	0	10,560

Total Land Taxable Value: 10,560

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1979	0	RES MAS	M4	1,368	1.20	1.00		0.87	1.00	1.35	1.00	195,220
	2	0	1900	GARAGE-FIN	M4	494	1.20	1.00		0.87	1.00	1.35	1.00	16,450
	3	0	1900	PORCH	M4	80	1.20	1.00		0.87	1.00	1.35	1.00	1,750
	4	2022	2023	CONCRETE	1	342	1.20	1.00		1.00	1.00	1.35	1.00	3,880
Total Building Value:														217,300

Sale Date: 08/02/2024
Sale Price: 210,000

Deed Date: 08/02/2024
Volume:

File#: 205611
Page:

Buyer: CIZMAR VICKI
Seller: YBARRA VICTOR

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
227,860	217,950	1.0379	1.0850	B	4700	T	9,600	0.220	217,300

Parcel Id: 19076
Sale #:6

Acct Number: 47000-00005-00000-010700

Cat Code: A1
Legal 1: 107

Loc Code: 31
PINEHURST S/D

Address: 7415 WILLOW OAK

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	SQ4700			0.22	9,600	80.00	1.00	10,560	0	10,560			
Total Land Taxable Value:											10,560			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1979	0	RES MAS	M4	1,350	1.20	1.00		0.83	1.00	1.35	1.00	183,790
	2	0	1900	PORCH	M4	161	1.20	1.00		0.83	1.00	1.35	1.00	3,370
	3	0	1900	GARAGE-DET	MF1	437	1.20	1.00		0.83	1.00	1.35	1.00	13,330
	4	2010	0	PORCH	F1	275	1.20	1.00		0.90	1.00	1.35	1.00	2,000
	5	0	2016	CARPORT	MTL1	400	1.20	1.00		1.00	1.00	1.35	1.00	3,460
Total Building Value:														205,950

Sale Date: 12/03/2024
Sale Price: 215,000

Deed Date: 12/03/2024
Volume:

File#: 209122
Page:

Buyer: LUCIO CARLOS E ARREDONDO & CYNTHIA A AND
Seller: THIBODAUX PAUL G & CINDY

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
216,510	205,690	0.9567	1.0070	B	4700	T	9,600	0.220	205,950

Parcel Id: 11594
Sale #:4

Acct Number: 47000-00005-00000-011000

Cat Code: A1
Legal 1: 110

Loc Code: 31
PINEHURST S/D

Address: 7427 WILLOW OAK

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value		
	1	SQ4700			0.22	9,600	80.00		1.00	10,560	0	10,560		
Total Land Taxable Value:												10,560		
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1978	0	RES MAS	M4	1,821	1.20	1.00		0.80	1.00	1.35	1.00	238,950
	2	0	1900	GARAGE-FIN	M4	460	1.20	1.00		0.80	1.00	1.35	1.00	14,090
	3	0	1900	PORCH	M4	84	1.20	1.00		0.80	1.00	1.35	1.00	1,690
	4	2022	2023	CONCRETE	1	444	1.20	1.00		1.00	1.00	1.35	1.00	5,030
Total Building Value:														259,760

Sales Ratio Detail

Sale Date: 12/05/2024
Sale Price: 165,500

Deed Date: 12/05/2024
Volume:

File#: 209185
Page:

Buyer: JOHNSTON TRACI & DALTON L DILLON
Seller: HARKOR HOMES LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
270,320	250,100	1.5112	1.6334	B	4700	T	9,600	0.220	259,760

Parcel Id: 13581
Sale #:2

Acct Number: 47000-00005-00000-016400

Cat Code: A1

Loc Code: 31

Address: 10014 SWEET GUM LN

Legal 1: LOT 164 PINEHURST S/D

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	SQ4700			0.22	9,600	80.00			1.00	10,560	0	10,560	
Total Land Taxable Value:													10,560	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1978	0	RES MAS	M4	1,635	1.20	1.00		0.83	1.00	1.35	1.00	222,590
	2	0	1900	PORCH	M4	111	1.20	1.00		0.83	1.00	1.35	1.00	2,320
	3	0	1900	GARAGE-FIN	M4	468	1.20	1.00		0.83	1.00	1.35	1.00	14,870
	4	0	1900	STORAGE	42	80	1.20	1.00		0.30	1.00	1.35	1.00	220
	5	2003	0	RES FRM	F4+	261	1.20	1.00		0.95	1.00	1.35	1.00	38,870
	6	2003	0	PORCH	F4+	137	1.20	1.00		0.95	1.00	1.35	1.00	3,190
Total Building Value:													282,060	

Sale Date: 04/03/2024
Sale Price: 288,400

Deed Date: 04/03/2024
Volume:

File#: 202104
Page:

Buyer: HAY SHAWN & CYDNI SELENSKY
Seller: PENROD DENNIS II & RACHEL

Notes:

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
292,620	270,030	0.9363	1.0146	B	4700	L	9,600	0.220	282,060

Parcel Id: 2202
Sale #:1

Acct Number: 47000-00005-00000-019900

Cat Code: A1

Loc Code: 31

Address: 7415 LONE OAK

Legal 1: 199 PINEHURST S/D

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth	Per	Real Value	Ag Value	Total Value	
	1	SQ4700			0.22	9,600	80.00			1.00	10,560	0	10,560	
Total Land Taxable Value:													10,560	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1978	0	RES MAS	M4	1,497	1.20	1.00		0.82	1.00	1.35	1.00	201,350
	2	0	1900	GARAGE-FIN	M4	420	1.20	1.00		0.82	1.00	1.35	1.00	13,180
	3	0	1900	PORCH	M4	63	1.20	1.00		0.82	1.00	1.35	1.00	1,300
	4	0	1900	STORAGE	42	120	1.20	1.00		0.45	1.00	1.35	1.00	490
	5	0	1900	POOL	5	480	1.20	1.00		0.75	1.00	1.35	1.00	27,590
	6	0	1900	PORCH	M4	288	1.20	1.00		0.82	1.00	1.35	1.00	5,950
Total Building Value:													249,860	

Sales Ratio Detail

Sale Date: 01/11/2024
Sale Price: 235,000

Deed Date: 01/11/2024
Volume:

File#: 199969
Page:

Buyer: DENTON JESSICA & MCCOY THOMAS D & TERESA S
Seller: CAMP TIMOTHY PAUL & SHARON

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
260,420	217,740	0.9266	1.1082	B	4700	T	9,600	0.220	249,860

Parcel Id: 12352
Sale #:6

Acct Number: 47000-00005-00000-020500

Cat Code: A1

Loc Code: 31

Address: 7311 WILLOW OAK DR

Legal 1: 205

PINEHURST

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	SQ4700			0.21	9,360			78.00		1.00	10,300	0	10,300
Total Land Taxable Value:														10,300
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1979	0	RES MAS	M4	1,384	1.20	1.00		0.83	1.00	1.35	1.00	188,420
	2	0	1900	GARAGE-FIN	M4	400	1.20	1.00		0.83	1.00	1.35	1.00	12,710
	3	0	1900	PORCH	M4	18	1.20	1.00		0.83	1.00	1.35	1.00	380
	4	0	1900	PORCH	F3	270	1.20	1.00		0.83	1.00	1.35	1.00	4,440
Total Building Value:														205,950

Sale Date: 07/01/2024
Sale Price: 229,900

Deed Date: 07/01/2024
Volume:

File#: 204638
Page:

Buyer: BAKER GRANT
Seller: HALL JORDAN L

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
216,250	206,680	0.8990	0.9406	B	4700	T	9,360	0.215	205,950

Parcel Id: 1420
Sale #:5

Acct Number: 47000-00005-00000-021000

Cat Code: A1

Loc Code: 31

Address: 7306 LONG LEAF

Legal 1: 210

PINEHURST S/D

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	SQ4700			0.21	9,360	78.00			1.00		10,300	0	10,300
Total Land Taxable Value:														10,300
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1979	0	RES MAS	M4	1,238	1.20	1.00		0.90	1.00	1.35	1.00	182,760
	2	0	1900	PORCH	M4	60	1.20	1.00		0.90	1.00	1.35	1.00	1,360
	3	0	1900	GARAGE-FIN	M4	520	1.20	1.00		0.90	1.00	1.35	1.00	17,920
Total Building Value:														202,040

Sale Date: 03/28/2024
Sale Price: 230,000

Deed Date: 03/28/2024
Volume:

File#: 201955
Page:

Buyer: MILLER CHANCE W & LAUREN E
Seller: CISNEROS SERVANDO

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
212,340	193,490	0.8413	0.9232	B	4700	T	9,360	0.215	202,040

Parcel Id: 3965
Sale #:4

Acct Number: 47000-00005-00000-023700

Cat Code: A1

Loc Code: 31

Address: 7319 HICKORY LN

Legal 1: 237

PINEHURST S/D

Sales Ratio Detail

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
1		SQ4700		0.21	9,120	76.00		1.00	10,030	0	10,030

Total Land Taxable Value: 10,030

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1979	0	RES MAS	M4	1,692	1.20	1.00		0.83	1.00	1.35	1.00	230,350
	2	0	1900	RES FRM	F4	220	1.20	1.00		0.83	1.00	1.35	1.00	28,620
	3	0	1900	PORCH	M4	49	1.20	1.00		0.83	1.00	1.35	1.00	1,030
	4	0	1900	PORCH	M4	10	1.20	1.00		0.83	1.00	1.35	1.00	210
	5	0	1900	GARAGE-FIN	M4	552	1.20	1.00		0.83	1.00	1.35	1.00	17,540
	6	0	1900	STORAGE	41	120	1.20	1.00		0.30	1.00	1.35	1.00	240
	7	0	1900	DECK	1	300	1.20	1.00		0.83	1.00	1.35	1.00	4,630

Total Building Value: 282,620

Sale Date: 12/09/2024

Deed Date: 12/09/2024

File#: 209260

Buyer: POLLOK BETTY

Sale Price: 259,000

Volume:

Page:

Seller: FORD JUDITH A

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
292,650	268,520	1.0368	1.1299	B	4700	T	9,120	0.209	282,620

Parcel Id: 15093

Acct Number: 47000-00005-00000-024000

Cat Code: A1

Loc Code: 31

Address: 7307 HICKORY LN

Sale #:5

Legal 1: 240

PINEHURST S/D

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
1		SQ4700		0.21	9,120	76.00		1.00	10,030	0	10,030

Total Land Taxable Value: 10,030

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1979	0	RES MAS	M4+	1,772	1.20	1.00		0.80	1.00	1.35	1.00	232,520
	2	0	1900	GARAGE-FIN	M4+	484	1.20	1.00		0.80	1.00	1.35	1.00	15,150
	3	0	1900	PORCH	M4+	64	1.20	1.00		0.80	1.00	1.35	1.00	1,330
	4	0	1900	RFSTR2	F3	720	1.20	1.00		0.80	0.90	1.35	1.00	65,010
	5	0	1900	PORCH	M4+	360	1.20	1.00		0.80	1.00	1.35	1.00	7,460
	6	0	1900	DECK	2	240	1.20	1.00		0.80	1.00	1.35	1.00	4,760

Total Building Value: 326,230

Sale Date: 09/20/2024

Deed Date: 09/20/2024

File#: 206975

Buyer: FRAIRE ANGEL GABRIEL

Sale Price: 280,000

Volume:

Page:

Seller: THOMPSON TAYLOR & FREELAND JANA

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
336,260	319,540	1.1412	1.2009	B	4700	T	9,120	0.209	326,230

Parcel Id: 1944

Acct Number: 47000-00005-00000-024900

Cat Code: A1

Loc Code: 31

Address: 7319 DOGWOOD LN

Sale #:4

Legal 1: 249

PINEHURST S/D

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
1		SQ4700		0.21	9,120	76.00		1.00	10,030	0	10,030

Total Land Taxable Value: 10,030

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	1,603	1.20	1.00		0.82	1.00	1.35	1.00	215,600
	2	0	1900	PORCH	M4	35	1.20	1.00		0.82	1.00	1.35	1.00	720
	3	0	1900	GARAGE-FIN	M4	551	1.20	1.00		0.82	1.00	1.35	1.00	17,300
	4	0	1900	STORAGE	42	88	1.20	1.00		0.20	1.00	1.35	1.00	160
	5	0	1900	GLASSPORCH	4	187	1.20	1.00		0.92	1.00	1.35	1.00	5,870
Total Building Value:														239,650

Sale Date: 06/03/2024
Sale Price: 264,900

Deed Date: 06/03/2024
Volume:

File#: 203822
Page:

Buyer: BOCARDO LUIS, JENNIFER & SAUL
Seller: GATLIN CHAD

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
249,680	231,440	0.8737	0.9425	B	4700	T	9,120	0.209	239,650

Parcel Id: 3005
Sale #:5

Acct Number: 47000-00005-00000-025000

Cat Code: A1

Loc Code: 31

Address: 7315 DOGWOOD LN

Legal 1: 250 PINEHURST S/D

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	SQ4700			0.21	9,120		76.00		1.00	10,030	0	10,030	
Total Land Taxable Value:													10,030	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1978	0	RES MAS	M4	1,542	1.20	1.00		0.83	1.00	1.35	1.00	209,930
	2	0	1900	PORCH	M4	76	1.20	1.00		0.83	1.00	1.35	1.00	1,590
	3	0	1900	GARAGE-FIN	M4	520	1.20	1.00		0.83	1.00	1.35	1.00	16,520
	4	0	1900	STORAGE	41	80	1.20	1.00		0.30	1.00	1.35	1.00	160
Total Building Value:														228,200

Sale Date: 01/27/2025
Sale Price: 238,900

Deed Date: 01/27/2025
Volume:

File#: 210578
Page:

Buyer: HAGAN DUSTIN WYATT
Seller: RUSSELL KYLE STEVEN

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
238,230	201,860	0.8450	0.9972	B	4700	T	9,120	0.209	228,200

Parcel Id: 17862
Sale #:2

Acct Number: 47000-00005-00000-027300

Cat Code: A1

Loc Code: 31

Address: 7315 PALMETTO

Legal 1: 273

PINEHURST

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	SQ4700			0.21	9,120	76.00	1.00	10,030	0	10,030			
Total Land Taxable Value:											10,030			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1979	0	RES MAS	M4	1,436	1.20	1.00		0.85	1.00	1.35	1.00	200,210
	2	0	1900	PORCH	M4	80	1.20	1.00		0.85	1.00	1.35	1.00	1,710
	3	0	1900	GARAGE-FIN	M4	520	1.20	1.00		0.85	1.00	1.35	1.00	16,920
	4	0	1900	SCRN PORCH	F3	312	1.20	1.00		0.85	1.00	1.35	1.00	6,220
	5	0	1900	PORCH	F3	72	1.20	1.00		0.85	1.00	1.35	1.00	1,210
Total Building Value:														226,270

Sales Ratio Detail

Sale Date: 11/01/2024
Sale Price: 235,000

Deed Date: 11/01/2024
Volume:

File#: 208264
Page:

Buyer: DAVIS KALEB E
Seller: WESTENDORF FAMILY TRUST

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
236,300	199,070	0.8471	1.0055	B	4700	T	9,120	0.209	226,270

Parcel Id: 16610
Sale #:6

Acct Number: 47000-00005-00000-028000

Cat Code: A1

Loc Code: 31

Address: 7318 PINE SHADOWS

Legal 1: 280

PINEHURST S/D

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	SQ4700			0.21	9,120			76.00		1.00	10,030	0	10,030
Total Land Taxable Value:														10,030
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1979	0	RES MAS	M4	1,349	1.20	1.00		0.83	1.00	1.35	1.00	183,650
	2	0	1900	PORCH	M4	16	1.20	1.00		0.83	1.00	1.35	1.00	330
	3	0	1900	GARAGE-FIN	M4	400	1.20	1.00		0.83	1.00	1.35	1.00	12,710
	4	0	1900	STORAGE	42	64	1.20	1.00		0.25	1.00	1.35	1.00	150
Total Building Value:														196,840

Sale Date: 04/10/2024
Sale Price: 209,000

Deed Date: 04/10/2024
Volume:

File#: 202273
Page:

Buyer: PADGETT TYLER
Seller: REED CAROLYN S

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
206,870	208,730	0.9987	0.9898	B	4700	T	9,120	0.209	196,840

Parcel Id: 13747
Sale #:8

Acct Number: 47000-00005-00000-028900

Cat Code: A1

Loc Code: 31

Address: 7310 BOIS D ARC LN

Legal 1: 289

PINEHURST

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	SQ4700			0.21	9,120	76.00		1.00		10,030	0	10,030	
Total Land Taxable Value:													10,030	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1979	0	RES MAS	M4	1,660	1.20	1.00		0.83	1.00	1.35	1.00	225,990
	2	0	1900	PORCH	M4	28	1.20	1.00		0.83	1.00	1.35	1.00	590
	3	0	1900	GARAGE-FIN	M4	483	1.20	1.00		0.83	1.00	1.35	1.00	15,350
	4	2021	2022	PORCH	MTL2	338	1.20	1.00		1.00	1.00	1.35	1.00	6,760
Total Building Value:														248,690

Sale Date: 10/02/2024
Sale Price: 273,500

Deed Date: 10/02/2024
Volume:

File#: 207361
Page:

Buyer: FETTERS LARRY L JR & JORDAN D SCHMIDT
Seller: BARRY PAUL DANIEL

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
258,720	235,760	0.8620	0.9460	B	4700	T	9,120	0.209	248,690

Sales Ratio Detail

Parcel Id: 7399
Sale #:2

Acct Number: 47000-00005-00000-031300

Cat Code: A1
Legal 1: 313

Loc Code: 31
PINEHURST S/D

Address: 7314 BAYOU VISTA

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth	Per	Real Value	Ag Value	Total Value	
	1	SQ4700			0.24	10,320	86.00			1.00	11,350	0	11,350	
Total Land Taxable Value:													11,350	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1981	0	RES MAS	M4+	1,612	1.20	1.00		0.87	1.00	1.35	1.00	230,040
	2	0	1900	PORCH	M4+	28	1.20	1.00		0.87	1.00	1.35	1.00	630
	3	0	1900	PORCH	M4+	80	1.20	1.00		0.87	1.00	1.35	1.00	1,800
	4	0	1900	GARAGE-DET	FF2	483	1.20	1.00		0.84	1.00	1.35	1.00	17,100
	5	0	1900	POOL	5	544	1.20	1.00		0.75	1.00	1.35	1.00	31,260
	6	0	1900	SHED-1	42	201	1.20	1.00		0.90	1.00	1.35	1.00	1,540
	7	0	1900	RMSTR2	M3	300	1.20	1.00		0.87	0.75	1.35	1.00	25,780
Total Building Value:													308,150	

Sale Date: 05/31/2024
Sale Price: 297,000

Deed Date: 05/31/2024
Volume:

File#: 203796
Page:

Buyer: AILSHIRE LUCAS J & MEGAN A
Seller: RYZA LEO JR

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
319,500	248,160	0.8356	1.0758	B	4700	T	10,320	0.237	308,150

Parcel Id: 7189
Sale #:5

Acct Number: 47000-00005-00000-031700

Cat Code: A1
Legal 1: 317

Loc Code: 31
PINEHURST

Address: 9602 PINEHURST

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value		
	1	SQ4700			0.24	10,540	85.00		1.00	11,590	0	11,590		
Total Land Taxable Value:												11,590		
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1980	0	RES MAS	M5	1,069	1.20	1.00		0.90	1.00	1.35	1.00	160,270
	2	0	1900	PORCH	M5	35	1.20	1.00		0.90	1.00	1.35	1.00	820
	3	0	1900	GARAGE-FIN	M5	630	1.20	1.00		0.90	1.00	1.35	1.00	23,510
	4	0	1900	RMSTR2	M5	480	1.20	1.00		0.90	1.00	1.35	1.00	60,450
	5	0	1900	CONCRETE	1	147	1.20	1.00		1.00	1.00	1.35	1.00	1,670
Total Building Value:												246,720		

Sale Date: 06/11/2024
Sale Price: 274,000

Deed Date: 06/11/2024
Volume:

File#: 204074
Page:

Buyer: WHITEHEAD AUSTIN & KYLEIGH SAYLOR
Seller: CULPEPPER ERIC J & BRITTNEY L

Notes:

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
258,310	230,030	0.8395	0.9427	B	4700	L	10,540	0.242	246,720

Parcel Id: 6726
Sale #:9

Acct Number: 47000-00005-00000-034200

Cat Code: A1
Legal 1: 342

Loc Code: 31
PINEHURST S/D

Address: 9723 BAYOU WOODS DR

Sales Ratio Detail

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value		Ag Value	Total Value
	1	SQ4700			0.23	10,164	84.00			1.00	11,180		0	11,180
Total Land Taxable Value:														11,180
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1981	0	RES MAS	M4	1,357	1.20	1.00		0.84	1.00	1.35	1.00	186,970
	2	0	1900	PORCH	M4	40	1.20	1.00		0.84	1.00	1.35	1.00	850
	3	0	1900	GARAGE-FIN	M4	483	1.20	1.00		0.84	1.00	1.35	1.00	15,530
	4	2023	2024	CONCRETE	1	120	1.20	1.00		0.85	1.00	1.35	1.00	1,160
Total Building Value:														204,510

Sale Date: 02/29/2024
Sale Price: 220,000

Deed Date: 02/29/2024
Volume:

File#: 201190
Page:

Buyer: WRIGHT ROBIN
Seller: NUCKOLS FAMILY TRUST

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
215,690	206,200	0.9373	0.9804	B	4700	T	10,164	0.233	204,510

Parcel Id: 8099
Sale #:4

Acct Number: 47000-00005-00000-037800

Cat Code: A1
Legal 1: 378

Loc Code: 31
PINEHURST S/D

Address: 9946 PINEHURST DR

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value		Ag Value	Total Value
	1	SQ4700			0.22	9,559	79.00			1.00	10,510		0	10,510
Total Land Taxable Value:														10,510
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1978	0	RES MAS	M4	1,671	1.20	1.00		0.83	1.00	1.35	1.00	227,490
	2	0	1900	PORCH	M4	56	1.20	1.00		0.83	1.00	1.35	1.00	1,170
	3	0	1900	GARAGE-FIN	M4	483	1.20	1.00		0.83	1.00	1.35	1.00	15,350
	4	0	1900	GARAGE-DET	FF1	280	1.20	1.00		0.83	1.00	1.35	1.00	7,930
Total Building Value:														251,940

Sale Date: 10/31/2024
Sale Price: 280,000

Deed Date: 10/31/2024
Volume:

File#: 208219
Page:

Buyer: CLARY MEREDITH
Seller: VALDEZ FRANK M

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
262,450	243,200	0.8686	0.9373	B	4700	T	9,559	0.219	251,940

Parcel Id: 17306
Sale #:14

Acct Number: 47000-00005-00000-041500

Cat Code: A1
Legal 1: 415

Loc Code: 31
PINEHURST S/D

Address: 9811 BAYOU WOODS DR

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	SQ4700		0.22	9,680	80.00		1.00	10,650	0	10,650
Total Land Taxable Value:											10,650

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1981	0	RES MAS	M4	1,500	1.20	1.00		0.84	1.00	1.35	1.00	206,670
	2	0	1900	PORCH	M4	18	1.20	1.00		0.84	1.00	1.35	1.00	380
	3	0	1900	PORCH	M4	100	1.20	1.00		0.84	1.00	1.35	1.00	2,120
	4	0	1900	GARAGE-FIN	M4	462	1.20	1.00		0.84	1.00	1.35	1.00	14,860
	5	2022	2023	DECK	1	210	1.20	1.00		1.00	1.00	1.35	1.00	3,910
Total Building Value:														227,940

Sale Date: 06/04/2024
Sale Price: 229,500

Deed Date: 06/04/2024
Volume:

File#: 203893
Page:

Buyer: EDWARDS EBONI DENIECE
Seller: RUNNELS BREANNA

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
238,590	224,200	0.9769	1.0396	B	4700	L	9,680	0.222	227,940

Parcel Id: 93
Sale #:4

Acct Number: 47010-00002-00000-001500

Cat Code: A1 Loc Code: 31
Legal 1: 15 PINEHURST SEC 2

Address: 7103 MESCALERO ST

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth	Per	Real Value	Ag Value	Total Value	
	1	SQ4700			0.24	10,323	0.00			1.00	11,360	0	11,360	
Total Land Taxable Value:													11,360	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2007	0	RES MAS	M5	1,441	1.20	1.00		0.97	1.00	1.28	1.00	220,770
	2	0	1900	PORCH	M5	37	1.20	1.00		0.97	1.00	1.28	1.00	890
	3	0	1900	PORCH	M5	72	1.20	1.00		0.97	1.00	1.28	1.00	1,730
	4	2007	0	GARAGE-FIN	M5	400	1.20	1.00		0.97	1.00	1.28	1.00	15,260
	5	0	2010	PORCH	M5	372	1.20	1.00		0.96	1.00	1.28	1.00	8,830
	6	2021	2022	STORAGE	42	120	1.20	1.00		1.00	1.00	1.28	1.00	1,040
Total Building Value:														248,520

Sale Date: 08/26/2024
Sale Price: 222,500

Deed Date: 08/26/2024
Volume:

File#: 206253
Page:

Buyer: CASTANEDA RICHARD R & VIRGINIA SPOTO
Seller: ESTATE OF JAMISON JUDITH

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
259,880	263,870	1.1859	1.1680	B	4701	T	10,323	0.237	248,520

Parcel Id: 97
Sale #:7

Acct Number: 47010-00002-00000-001800

Cat Code: A1 Loc Code: 31
Legal 1: LOTS 18 & 19 PINEHURST SEC 2

Address: 10010 EL CHACO

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	SQ4700		0.21	9,191		0.00		1.00	10,110	0	10,110
	2	SQ4700		0.18	8,015		0.00		1.00	8,820	0	8,820
Total Land Taxable Value:												18,930

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1982	0	RES MAS	M4+	1,764	1.20	1.00		0.85	1.00	1.28	1.00	233,190
	2	1982	0	PORCH	M4+	135	1.20	1.00		0.85	1.00	1.28	1.00	2,820
	3	1982	0	PORCH	M4+	504	1.20	1.00		0.85	1.00	1.28	1.00	10,520
	4	1982	0	GARAGE-DET	FF2	484	1.20	1.00		0.85	1.00	1.28	1.00	16,440
	5	1996	0	CARPORT	MTL2	308	1.20	1.00		0.25	1.00	1.28	1.00	1,460
	6	1998	0	STORAGE	42	160	1.20	1.00		0.25	1.00	1.28	1.00	350
	7	1999	0	CARPORT	MTL2	360	1.20	1.00		0.30	1.00	1.28	1.00	2,050
Total Building Value:														266,830

Sale Date: 03/15/2024
Sale Price: 259,000

Deed Date: 03/15/2024
Volume:

File#: 201600
Page:

Buyer: LEDEZMA RAMON & CASSANDRA
Seller: STANDARD THOMAS C JR

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
285,760	241,410	0.9321	1.1033	B	4701	T	17,206	0.395	266,830

Parcel Id: 44
Sale #:4

Acct Number: 47010-00002-00000-013800

Cat Code: A1

Loc Code: 31

Address: 9703 PUEBLO

Legal 1: 138 & 139 PINEHURST SEC 2

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft	Avg Depth	Per	Real Value	Ag Value	Total Value
	1	SQ4700		0.24	10,628		0.00	1.00	11,690	0	11,690
	2	SQ4700		0.34	14,723		0.00	1.00	16,200	0	16,200
Total Land Taxable Value:											27,890

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1988	0	RES MAS	M5	1,357	1.20	1.00		0.87	1.00	1.28	1.00	186,470
	2	0	1900	RMSTR2	M5	496	1.20	1.00		0.87	1.00	1.28	1.00	57,250
	3	0	1900	PORCH	M5	30	1.20	1.00		0.87	1.00	1.28	1.00	650
	4	0	1900	GARAGE-DET	FU1	440	1.20	1.00		0.85	1.00	1.28	1.00	9,590
	5	0	1900	DECK	1	225	1.20	1.00		0.80	1.00	1.28	1.00	3,170
Total Building Value:														257,130

Sale Date: 04/30/2024
Sale Price: 235,000

Deed Date: 04/30/2024
Volume:

File#: 202776
Page:

Buyer: SOLIS MANUEL JR
Seller: YORIO MICHAEL L & ELIZABETH

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
285,020	293,240	1.2478	1.2129	B	4701	T	25,351	0.582	257,130

Parcel Id: 62
Sale #:11

Acct Number: 47010-00002-00000-015600

Cat Code: A1

Loc Code: 31

Address: 7126 CADD0 ST

Legal 1: 156 PINEHURST SEC 2

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft	Avg Depth	Per	Real Value	Ag Value	Total Value
	1	SQ4700		0.18	7,666		0.00	1.00	8,430	0	8,430
Total Land Taxable Value:											8,430

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1990	0	RES MAS	M4+	1,530	1.20	1.00		0.95	1.00	1.28	1.00	226,050
	2	0	1900	GARAGE-FIN	M4+	440	1.20	1.00		0.93	1.00	1.28	1.00	15,180
	3	0	1900	PORCH	M4+	36	1.20	1.00		0.93	1.00	1.28	1.00	820
	4	0	1900	PORCH	M4+	90	1.20	1.00		0.93	1.00	1.28	1.00	2,050
Total Building Value:														244,100

Sale Date: 05/21/2024
Sale Price: 277,250

Deed Date: 05/21/2024
Volume:

File#: 203510
Page:

Buyer: SIERRA IBAN RAMIREZ & MARIA G MEZA RUIZ
Seller: TEXAS PROPERTY RELIEF LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
252,530	231,920	0.8365	0.9108	B	4701	T	7,666	0.176	244,100

Parcel Id: 217
Sale #:7

Acct Number: 47010-00002-00000-022600

Cat Code: A1

Loc Code: 31

Address: 9851 EL CHACO ST

Legal 1: 226 PINEHURST SEC 2

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	SQ4700			0.17	7,187	0.00	1.00	7,910	0	7,910			
Total Land Taxable Value:											7,910			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1981	0	RES MAS	M4	1,387	1.20	1.00		0.83	1.00	1.28	1.00	179,040
	2	0	1900	PORCH	M4	30	1.20	1.00		0.83	1.00	1.28	1.00	600
	3	0	1900	GARAGE-FIN	M4	394	1.20	1.00		0.83	1.00	1.28	1.00	11,870
	4	1999	0	PORCH	F4	362	1.20	1.00		0.30	1.00	1.28	1.00	2,270
	5	0	2016	STORAGE	42	64	1.20	1.00		1.00	1.00	1.28	1.00	550
Total Building Value:														194,330

Sale Date: 01/23/2024
Sale Price: 220,000

Deed Date: 01/23/2024
Volume:

File#: 200171
Page:

Buyer: KELLEY MATTHEW AARON
Seller: HUMES JOHN H

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
202,240	170,500	0.7750	0.9193	B	4701	T	7,187	0.165	194,330

Parcel Id: 478
Sale #:9

Acct Number: 47010-00002-00000-026000

Cat Code: A1

Loc Code: 31

Address: 10111 EL CHACO

Legal 1: 260

PINEHURST SEC 2

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	SQ4700		0.24	10,280	0.00	1.00	11,310	0	11,310
Total Land Taxable Value:										11,310

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1992	0	RES MAS	M4+	1,819	1.20	1.00		0.92	1.00	1.28	1.00	260,260
	2	0	1900	GARAGE-FIN	M4+	418	1.20	1.00		0.90	1.00	1.28	1.00	13,950
	3	0	1900	PORCH	M4+	130	1.20	1.00		0.90	1.00	1.28	1.00	2,870
	4	0	1900	PORCH	M4+	114	1.20	1.00		0.90	1.00	1.28	1.00	2,520
	5	0	1900	POOL	5	240	1.20	1.00		0.75	1.00	1.28	1.00	13,080
	6	0	1900	STORAGE	42	180	1.20	1.00		0.70	1.00	1.28	1.00	1,090
	7	2021	2022	PORCH	MTL2	112	1.20	1.00		1.00	1.00	1.28	1.00	2,120
	8	2023	2024	DECK	1	328	1.20	1.00		1.00	1.00	1.28	1.00	5,780
Total Building Value:														301,670

Sale Date: 03/25/2024
Sale Price: 275,500

Deed Date: 03/25/2024
Volume:

File#: 201853
Page:

Buyer: MELENDEZ STEPHEN D
Seller: OPENDOOR PROPERTY TRUST I A DELAWARE

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
312,980	291,990	1.0599	1.1360	B	4701	T	10,280	0.236	301,670

Parcel Id: 60005
Sale #:9

Acct Number: 52630-00005-00100-001000

Cat Code: A1

Loc Code: 196

Address: 7639 PAMPERO LN

Legal 1: LT 10 BLK 1 SOUTHWINDS SEC 1

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	RS52630			0.14	6,257	0.00		1.00	40,670	0		40,670	
Total Land Taxable Value:													40,670	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2019	2021	RES MAS	M5	1,872	1.20	1.00		1.00	1.00	1.00	1.00	231,000
	2	2019	2021	GARAGE-FIN	M5	437	1.20	1.00		1.00	1.00	1.00	1.00	13,420
	3	2019	2021	PORCH	M5	40	1.20	1.00		1.00	1.00	1.00	1.00	770
	4	2019	2021	PORCH	M5	140	1.20	1.00		1.00	1.00	1.00	1.00	2,700
	5	2020	2021	CONCRETE	1	100	1.20	1.00		1.00	1.00	1.00	1.00	840
Total Building Value:														248,730

Sale Date: 07/16/2024
Sale Price: 300,000

Deed Date: 07/16/2024
Volume:

File#: 205014
Page:

Buyer: KLEESPIES DAVID B
Seller: JANISH CHASE

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
289,400	299,710	0.9990	0.9647	B	52630	T	6,257	0.144	248,730

Parcel Id: 60013
Sale #:10

Acct Number: 52630-00005-00100-001800

Cat Code: A1

Loc Code: 196

Address: 2019 LEVANT LN

Legal 1: BLK 1 LOT 18 SOUTHWINDS SEC 1

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RS52630		0.14	6,000	0.00	1.00	39,000	0	39,000
Total Land Taxable Value:										39,000

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2020	2020	RES MAS	M5	2,069	1.20	1.00		1.00	1.00	1.00	1.00	255,310
	2	2020	2020	GARAGE-FIN	M5	443	1.20	1.00		1.00	1.00	1.00	1.00	13,610
	3	2020	2020	PORCH	M5	47	1.20	1.00		1.00	1.00	1.00	1.00	910
	4	2020	2020	PORCH	M5	126	1.20	1.00		1.00	1.00	1.00	1.00	2,430
Total Building Value:														272,260

Sale Date: 12/13/2024
Sale Price: 285,000

Deed Date: 12/13/2024
Volume:

File#: 209467
Page:

Buyer: CAZARES CHRISTOPHER & BRITTANY GARCIA
Seller: SPEER PARKER

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
311,260	315,140	1.1058	1.0921	B	52630	T	6,000	0.138	272,260

Parcel Id: 60039
Sale #:9

Acct Number: 52630-00005-00300-000400

Cat Code: A1

Loc Code: 196

Address: 2114 BRICKFIELDER LN

Legal 1: BLK 3 LOT 4 SOUTHWINDS SEC 1

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RS52630		0.14	6,277	0.00	1.00	40,800	0	40,800
Total Land Taxable Value:										40,800

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2020	2021	RES MAS	M5	1,960	1.20	1.00		1.00	1.00	1.00	1.00	241,860
	2	2020	2021	PORCH	M5	31	1.20	1.00		1.00	1.00	1.00	1.00	600
	3	2020	2021	PORCH	M5	122	1.20	1.00		1.00	1.00	1.00	1.00	2,360
	4	2020	2021	GARAGE-FIN	M5	437	1.20	1.00		1.00	1.00	1.00	1.00	13,420
	5	2022	2023	POOL	5	290	1.20	1.00		0.75	1.00	1.00	1.00	12,350
	6	2023	2024	CONCRETE	1	560	1.20	1.00		1.00	1.00	1.00	1.00	4,700
Total Building Value:														275,290

Sale Date: 02/05/2024
Sale Price: 341,000

Deed Date: 02/05/2024
Volume:

File#: 200532
Page:

Buyer: MATTONEN ADAM & SARAH A
Seller: FOUGHT CORY & GONZALEZ YADEISI SCULL

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
316,090	290,750	0.8526	0.9270	B		T	6,277	0.144	275,290

Parcel Id: 60061
Sale #:8

Acct Number: 52630-00005-00400-000600

Cat Code: A1

Loc Code: 196

Address: 2122 LEVANT LN

Legal 1: BLK 4 LOT 6 SOUTHWINDS SEC 1

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RS52630		0.16	6,771	0.00	1.00	44,010	0	44,010
Total Land Taxable Value:										44,010

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2023	2024	RES MAS	M5	1,701	1.20	1.00		1.00	1.00	1.00	1.00	209,900
	2	2023	2024	RMSTR2	M5	884	1.20	1.00		1.00	1.00	1.00	1.00	91,630
	3	2023	2024	GARAGE-FIN	M5	392	1.20	1.00		1.00	1.00	1.00	1.00	12,040
	4	2023	2024	PORCH	M5	88	1.20	1.00		1.00	1.00	1.00	1.00	1,700
	5	2023	2024	PORCH	M5	31	1.20	1.00		1.00	1.00	1.00	1.00	600
Total Building Value:														315,870

Sales Ratio Detail

Sale Date: 03/11/2024
Sale Price: 339,302
 Notes:

Deed Date: 03/11/2024
 Volume:

File#: 201439
 Page:

Buyer: CARRILLO PRISCILLA & CORTES EDGAR
Seller: BEAZER HOMES TEXAS LP

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
359,880	290,320	0.8556	1.0606	B	52630	T	6,771	0.155	315,870

Parcel Id: 60084
 Sale #:9

Acct Number: 52630-00005-00500-000200

Cat Code: A1

Loc Code: 196

Address: 2107 LEVANT LN

Legal 1: BLK 5 LOT 2 SOUTHWINDS SEC 1

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value		
	1	RS52630		0.15	6,470	0.00		1.00		42,060	0	42,060		
Total Land Taxable Value:												42,060		
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2019	2020	RES MAS	M5	1,954	1.20	1.00		1.00	1.00	1.00	1.00	241,120
	2	2019	2020	PORCH	M5	31	1.20	1.00		1.00	1.00	1.00	1.00	600
	3	2019	2020	PORCH	M5	122	1.20	1.00		1.00	1.00	1.00	1.00	2,360
	4	2019	2020	GARAGE-FIN	M5	437	1.20	1.00		1.00	1.00	1.00	1.00	13,420
Total Building Value:														257,500

Sale Date: 10/07/2024
 Sale Price: 315,900

Deed Date: 10/07/2024
 Volume:

File#: 207495
 Page:

Buyer: SALINAS ROXANNE
Seller: CRUZ ISRAEL & CRISTINA

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
299,560	310,090	0.9816	0.9483	B	52630	T	6,470	0.149	257,500

Parcel Id: 60090
 Sale #:9

Acct Number: 52630-00005-00500-000800

Cat Code: A1

Loc Code: 196

Address: 2131 LEVANT LN

Legal 1: BLK 5 LOT 8 SOUTHWINDS SEC 1

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	RS52630			0.15	6,480	0.00		1.00		42,120	0	42,120	
Total Land Taxable Value:													42,120	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2019	2020	RES MAS	M5	2,069	1.20	1.00		1.00	1.00	1.00	1.00	255,310
	2	2019	2020	GARAGE-FIN	M5	443	1.20	1.00		1.00	1.00	1.00	1.00	13,610
	3	2019	2020	PORCH	M5	47	1.20	1.00		1.00	1.00	1.00	1.00	910
	4	2019	2020	PORCH	M5	126	1.20	1.00		1.00	1.00	1.00	1.00	2,430
Total Building Value:														272,260

Sale Date: 06/21/2024
 Sale Price: 260,000

Deed Date: 06/21/2024
 Volume:

File#: 204339
 Page:

Buyer: HOK KATHRYN DANICA
Seller: HILL PHILLIP MONROE JR & TIFFANY MECOLE

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
314,380	318,260	1.2241	1.2092	B	52630	T	6,480	0.149	272,260

Sales Ratio Detail

Parcel Id: 60093
Sale #:10

Acct Number: 52630-00005-00500-001100

Cat Code: A1

Loc Code: 196

Address: 2211 LEVANT LN

Legal 1: BLK 5 LOT 11 SOUTHWINDS SEC 1

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth	Per	Real Value	Ag Value	Total Value	
	1	RS52630			0.23	9,831	0.00			1.00	63,900	0	63,900	
Total Land Taxable Value:													63,900	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2020	2020	RES MAS	M5	1,701	1.20	1.00		1.00	1.00	1.00	1.00	209,900
	2	2020	2020	RMSTR2	M5	884	1.20	1.00		1.00	1.00	1.00	1.00	91,630
	3	2020	2020	PORCH	M5	31	1.20	1.00		1.00	1.00	1.00	1.00	600
	4	2020	2020	GARAGE-FIN	M5	392	1.20	1.00		1.00	1.00	1.00	1.00	12,040
	5	2020	2020	PORCH	M5	88	1.20	1.00		1.00	1.00	1.00	1.00	1,700
	6	0	1900	STORAGE	42	96	1.20	1.00		1.00	1.00	1.00	1.00	650
Total Building Value:													316,520	

Sale Date: 08/05/2024
Sale Price: 358,000

Deed Date: 08/05/2024
Volume:

File#: 205669
Page:

Buyer: FLOWERS DANIEL & ASHLEY
Seller: HIGGINS ROY & MEGAN

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
380,420	196,160	0.5479	1.0626	B	52630	T	9,831	0.226	316,520

Parcel Id: 62084
Sale #:3

Acct Number: 52635-00005-00100-000400

Cat Code: A1

Loc Code: 196

Address: 7722 SQUALL LN

Legal 1: LOT 4 BK 1 SEC 2 SOUTHWINDS

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value		
	1	RS52635			0.16	6,751	0.00		1.00	43,880	0	43,880		
Total Land Taxable Value:												43,880		
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2022	2022	RES MAS	M5	2,069	1.20	1.00		1.00	1.00	1.00	1.00	255,310
	2	2022	2022	GARAGE-FIN	M5	443	1.20	1.00		1.00	1.00	1.00	1.00	13,610
	3	2022	2022	PORCH	M5	47	1.20	1.00		1.00	1.00	1.00	1.00	910
	4	2022	2022	PORCH	M5	126	1.20	1.00		1.00	1.00	1.00	1.00	2,430
Total Building Value:												272,260		

Sale Date: 07/02/2024
Sale Price: 324,000

Deed Date: 07/02/2024
Volume:

File#: 204695
Page:

Buyer: CONTRERAS RICHARD JR & EMILY VELASQUEZ
Seller: CONTRERAS JORGE E

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
316,140	294,910	0.9102	0.9757	B		T	6,751	0.155	272,260

Parcel Id: 62128
Sale #:3

Acct Number: 52635-00005-00100-004800

Cat Code: A1

Loc Code: 196

Address: 2018 BRISA LN

Legal 1: LOT 48 BK 1 SEC 2 SOUTHWINDS

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RS52635		0.14	6,000	0.00		1.00	39,000	0	39,000
Total Land Taxable Value:											39,000

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2021	2022	RES MAS	M5	1,501	1.20	1.00		1.00	1.00	1.00	1.00	185,220
	2	2021	2022	RMSTR2	M5	1,160	1.20	1.00		1.00	1.00	1.00	1.00	120,240
	3	2021	2022	GARAGE-FIN	M5	406	1.20	1.00		1.00	1.00	1.00	1.00	12,470
	4	2021	2022	PORCH	M5	43	1.20	1.00		1.00	1.00	1.00	1.00	830
	5	2021	2022	PORCH	M5	88	1.20	1.00		1.00	1.00	1.00	1.00	1,700

Total Building Value: 320,460

Sale Date: 03/15/2024
Sale Price: 345,000

Deed Date: 03/15/2024
Volume:

File#: 201602
Page:

Buyer: RAZO SAINZ ANTONIO R & RAZO YESENIA M
Seller: MAGALLAN JACOB & LINDSAY

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
359,460	346,590	1.0046	1.0419	B		T	6,000	0.138	320,460

Parcel Id: 65358
Sale #:2

Acct Number: 52640-00005-00300-001600

Cat Code: A1

Loc Code: 196

Address: 7618 SIROCCO LN

Legal 1: LOT 16 BLOCK 3 SOUTHWINDS SECTION 3

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RS52640		0.17	7,289	0.00	1.00	47,380	0	47,380

Total Land Taxable Value: 47,380

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	RES MAS	M5	1,872	1.20	1.00		1.00	1.00	1.04	1.00	240,240
	2	2024	2025	GARAGE-FIN	M5	437	1.20	1.00		1.00	1.00	1.04	1.00	13,960
	3	2024	2025	PORCH	M5	163	1.20	1.00		1.00	1.00	1.04	1.00	3,280
	4	2024	2025	PORCH	M5	40	1.20	1.00		1.00	1.00	1.04	1.00	800

Total Building Value: 258,280

Sale Date: 05/28/2024
Sale Price: 299,782

Deed Date: 05/28/2024
Volume:

File#: 203644
Page:

Buyer: GARCIA AUBREY D
Seller: BEAZER HOMES TEXAS LP

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
305,660	47,380	0.1580	1.0196	B	52640	T	7,289	0.167	258,280

Parcel Id: 65362
Sale #:2

Acct Number: 52640-00005-00300-002000

Cat Code: A1

Loc Code: 196

Address: 7634 SIROCCO LN

Legal 1: LOT 20 BLOCK 3 SOUTHWINDS SECTION 3

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RS52640		0.14	6,306	0.00	1.00	40,990	0	40,990

Total Land Taxable Value: 40,990

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2023	2024	RES MAS	M5	1,714	1.20	1.00		1.00	1.00	1.04	1.00	219,960
	2	2023	2024	GARAGE-FIN	M5	412	1.20	1.00		1.00	1.00	1.04	1.00	13,160
	3	2023	2024	PORCH	M5	34	1.20	1.00		1.00	1.00	1.04	1.00	680
	4	2023	2024	PORCH	M5	128	1.20	1.00		1.00	1.00	1.04	1.00	2,570

Total Building Value: 236,370

Sales Ratio Detail

Sale Date: 01/25/2024
Sale Price: 277,000

Deed Date: 01/25/2024
Volume:

File#: 200265
Page:

Buyer: MORALES NERIC
Seller: BEAZER HOMES TEXAS LP

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
277,360	256,150	0.9247	1.0013	B	52640	T	6,306	0.145	236,370

Parcel Id: 65383
Sale #:2

Acct Number: 52640-00005-00500-000300

Cat Code: A1

Loc Code: 196

Address: 7619 MISTRAL LN

Legal 1: LOT 3 BLOCK 5 SOUTHWINDS SECTION 3

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value		Ag Value	Total Value
	1	RS52640			0.22	9,606	0.00			1.00	62,440		0	62,440
Total Land Taxable Value:														62,440
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	RES MAS	M5	1,531	1.20	1.00		1.00	1.00	1.04	1.00	196,470
	2	2024	2025	GARAGE-FIN	M5	406	1.20	1.00		1.00	1.00	1.04	1.00	12,970
	3	2024	2025	PORCH	M5	22	1.20	1.00		1.00	1.00	1.04	1.00	440
	4	2024	2025	PORCH	M5	116	1.20	1.00		1.00	1.00	1.04	1.00	2,330
Total Building Value:														212,210

Sale Date: 12/31/2024
Sale Price: 307,000

Deed Date: 12/31/2024
Volume:

File#: 209912
Page:

Buyer: KEFAUVER CAROL
Seller: BEAZER HOMES TEXAS LP

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
274,650	258,540	0.8421	0.8946	B	52640	L	9,606	0.221	212,210

Parcel Id: 65386
Sale #:2

Acct Number: 52640-00005-00500-000600

Cat Code: A1

Loc Code: 196

Address: 2311 GENTLE BREEZE LN

Legal 1: LOT 6 BLOCK 5 SOUTHWINDS SECTION 3

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	RS52640			0.16	6,976	0.00			1.00	45,340	0	45,340	
Total Land Taxable Value:													45,340	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	RES MAS	M5	2,069	1.20	1.00		1.00	1.00	1.04	1.00	265,520
	2	2024	2025	PORCH	M5	47	1.20	1.00		1.00	1.00	1.04	1.00	940
	3	2024	2025	GARAGE-FIN	M5	443	1.20	1.00		1.00	1.00	1.04	1.00	14,150
	4	2024	2025	PORCH	M5	152	1.20	1.00		1.00	1.00	1.04	1.00	3,050
Total Building Value:														283,660

Sale Date: 12/31/2024
Sale Price: 317,990

Deed Date: 12/31/2024
Volume:

File#: 209914
Page:

Buyer: GRANDERSON DEVONNA R
Seller: BEAZER HOMES TEXAS LP

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
329,000	327,060	1.0285	1.0346	B	52640	L	6,976	0.160	283,660

Sales Ratio Detail

Parcel Id: 65387
Sale #:2

Acct Number: 52640-00005-00500-000700

Cat Code: A1

Loc Code: 196

Address: 2307 GENTLE BREEZE LANE

Legal 1: LOT 7 BLOCK 5 SOUTHWINDS SECTION 3

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value		
	1	RS52640			0.16	7,060	0.00		1.00	45,890	0	45,890		
Total Land Taxable Value:												45,890		
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2022	2023	RES MAS	M5	1,872	1.20	1.00		1.00	1.00	1.04	1.00	240,240
	2	2022	2023	GARAGE-FIN	M5	437	1.20	1.00		1.00	1.00	1.04	1.00	13,960
	3	2022	2023	PORCH	M5	40	1.20	1.00		1.00	1.00	1.04	1.00	800
	4	2022	2023	PORCH	M5	140	1.20	1.00		1.00	1.00	1.04	1.00	2,810
Total Building Value:												257,810		

Sale Date: 12/31/2024
Sale Price: 308,000

Deed Date: 01/03/2025
Volume:

File#: 210056
Page:

Buyer: CASAS ISRAEL III & VICKY JIANG
Seller: BEAZER HOMES TEXAS LP

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
303,700	308,700	1.0023	0.9860	B	52640	T	7,060	0.162	257,810

Parcel Id: 66753
Sale #:2

Acct Number: 52645-00005-00100-000200

Cat Code: A1

Loc Code: 196

Address: 7607 BORASCO LN

Legal 1: LOT 2 BLK 1 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value		
	1	RS52645			0.15	6,700	0.00		1.00	43,550	0	43,550		
Total Land Taxable Value:												43,550		
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	RES MAS	M5	1,949	1.20	1.00		1.00	1.00	0.96	1.00	230,880
	2	2024	2025	GARAGE-FIN	M5	360	1.20	1.00		1.00	1.00	0.96	1.00	10,620
	3	2024	2025	PORCH	M5	31	1.20	1.00		1.00	1.00	0.96	1.00	570
	4	2024	2025	PORCH	M5	226	1.20	1.00		1.00	1.00	0.96	1.00	4,190
Total Building Value:												246,260		

Sale Date: 02/05/2025
Sale Price: 300,182

Deed Date: 02/05/2025
Volume:

File#: 210905
Page:

Buyer: VALVERDE FREDDY & MICHELE
Seller: SDH HOUSTON LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
289,810	300,080	0.9997	0.9654	B		T	6,700	0.154	246,260

Parcel Id: 66760
Sale #:2

Acct Number: 52645-00005-00200-000100

Cat Code: A1

Loc Code: 196

Address: 7602 BORASCO LN

Legal 1: LOT 1 BLK 2 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RS52645		0.23	10,025	0.00		1.00	65,160	0	65,160
Total Land Taxable Value:											65,160

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2023	2024	RES MAS	M5	1,531	1.20	1.00		1.00	1.00	1.09	1.00	205,920
	2	2023	2024	GARAGE-FIN	M5	406	1.20	1.00		1.00	1.00	1.09	1.00	13,590
	3	2023	2024	PORCH	M5	22	1.20	1.00		1.00	1.00	1.09	1.00	460
	4	2023	2024	PORCH	M5	116	1.20	1.00		1.00	1.00	1.09	1.00	2,440
Total Building Value:														222,410

Sale Date: 01/08/2024
Sale Price: 299,984

Deed Date: 01/08/2024
Volume:

File#: 199887
Page:

Buyer: MARTINEZ JOSEPH J
Seller: BEAZER HOMES TEXAS LP

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
287,570	261,260	0.8709	0.9586	B		T	10,025	0.230	222,410

Parcel Id: 66761
Sale #:2

Acct Number: 52645-00005-00200-000200

Cat Code: A1

Loc Code: 196

Address: 7606 BORASCO LN

Legal 1: LOT 2 BLK 2 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	RS52645			0.14	6,006	0.00	1.00	39,040	0	39,040			
Total Land Taxable Value:											39,040			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	RES MAS	M5	2,069	1.20	1.00		1.00	1.00	1.09	1.00	278,280
	2	2024	2025	GARAGE-FIN	M5	443	1.20	1.00		1.00	1.00	1.09	1.00	14,830
	3	2024	2025	PORCH	M5	47	1.20	1.00		1.00	1.00	1.09	1.00	990
	4	2024	2025	PORCH	M5	149	1.20	1.00		1.00	1.00	1.09	1.00	3,140
Total Building Value:														297,240

Sale Date: 07/02/2024
Sale Price: 323,719

Deed Date: 07/02/2024
Volume:

File#: 204715
Page:

Buyer: HERRERA BRANDON A & LAURA G CRUZ
Seller: BEAZER HOMES TEXAS LP

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
336,280	39,040	0.1206	1.0388	B		T	6,006	0.138	297,240

Parcel Id: 66766
Sale #:2

Acct Number: 52645-00005-00200-000700

Cat Code: A1

Loc Code: 196

Address: 7626 BORASCO LN

Legal 1: LOT 7 BLK 2 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth Per	Real Value		Ag Value	Total Value	
	1	RS52645			0.14	6,000	0.00		1.00	39,000		0	39,000	
Total Land Taxable Value:													39,000	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	RES MAS	M5	1,344	1.20	1.00		1.00	1.00	0.95	1.00	157,550
	2	2024	2025	RMSTR2	M5	870	1.20	1.00		1.00	1.00	0.95	1.00	85,670
	3	2024	2025	GARAGE-FIN	M5	435	1.20	1.00		1.00	1.00	0.95	1.00	12,700
	4	2024	2025	PORCH	M5	49	1.20	1.00		1.00	1.00	0.95	1.00	900
	5	2024	2025	PORCH	M5	174	1.20	1.00		1.00	1.00	0.95	1.00	3,190
Total Building Value:														260,010

Sales Ratio Detail

Sale Date: 12/30/2024
Sale Price: 322,735

Deed Date: 12/30/2024
Volume:

File#: 209881
Page:

Buyer: LUNA JUAN CARLOS
Seller: SDH HOUSTON LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
299,010	305,700	0.9472	0.9265	B		T	6,000	0.138	260,010

Parcel Id: 66767
Sale #:2

Acct Number: 52645-00005-00200-000800

Cat Code: A1

Loc Code: 196

Address: 7630 BORASCO LN

Legal 1: LOT 8 BLK 2 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value		Ag Value	Total Value
	1	RS52645			0.14	6,000	0.00			1.00	39,000		0	39,000
Total Land Taxable Value:														39,000
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	RES MAS	M5	1,468	1.20	1.00		1.00	1.00	0.95	1.00	172,090
	2	2024	2025	RMSTR2	M5	990	1.20	1.00		1.00	1.00	0.95	1.00	97,490
	3	2024	2025	GARAGE-FIN	M5	406	1.20	1.00		1.00	1.00	0.95	1.00	11,850
	4	2024	2025	PORCH	M5	77	1.20	1.00		1.00	1.00	0.95	1.00	1,410
	5	2024	2025	PORCH	M5	136	1.20	1.00		1.00	1.00	0.95	1.00	2,500
Total Building Value:														285,340

Sale Date: 12/23/2024
Sale Price: 330,214

Deed Date: 12/23/2024
Volume:

File#: 209766
Page:

Buyer: MACIAS SALVADOR R
Seller: SDH HOUSTON LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
324,340	327,410	0.9915	0.9822	B		T	6,000	0.138	285,340

Parcel Id: 66770
Sale #:3

Acct Number: 52645-00005-00200-001100

Cat Code: A1

Loc Code: 196

Address: 7639 FREMANTLE LN

Legal 1: LOT 11 BLK 2 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	RS52645			0.14	6,000	0.00		1.00		39,000	0	39,000	
Total Land Taxable Value:													39,000	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	RES MAS	M5	1,468	1.20	1.00		1.00	1.00	0.95	1.00	172,090
	2	2024	2025	RMSTR2	M5	990	1.20	1.00		1.00	1.00	0.95	1.00	97,490
	3	2024	2025	GARAGE-FIN	M5	406	1.20	1.00		1.00	1.00	0.95	1.00	11,850
	4	2024	2025	PORCH	M5	77	1.20	1.00		1.00	1.00	0.95	1.00	1,410
	5	2024	2025	PORCH	M5	136	1.20	1.00		1.00	1.00	0.95	1.00	2,500
Total Building Value:														285,340

Sale Date: 09/23/2024
Sale Price: 319,826

Deed Date: 09/23/2024
Volume:

File#: 207011
Page:

Buyer: ADU DAMILOLA O & OLUWOLE S
Seller: SDH HOUSTON LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
324,340	327,410	1.0237	1.0141	B		T	6,000	0.138	285,340

Sales Ratio Detail

Parcel Id: 66771
Sale #:3

Acct Number: 52645-00005-00200-001200

Cat Code: A1

Loc Code: 196

Address: 7635 FREMANTLE LN

Legal 1: LOT 12 BLK 2 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth	Per	Real Value		Ag Value	Total Value
	1	RS52645			0.14	6,000	0.00			1.00	39,000		0	39,000
Total Land Taxable Value:														39,000
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	RES MAS	M5	1,423	1.20	1.00		1.00	1.00	0.95	1.00	166,810
	2	2024	2025	RMSTR2	M5	976	1.20	1.00		1.00	1.00	0.95	1.00	96,110
	3	2024	2025	GARAGE-FIN	M5	467	1.20	1.00		1.00	1.00	0.95	1.00	13,630
	4	2024	2025	PORCH	M5	34	1.20	1.00		1.00	1.00	0.95	1.00	620
	5	2024	2025	PORCH	M5	129	1.20	1.00		1.00	1.00	0.95	1.00	2,370
Total Building Value:														279,540

Sale Date: 12/27/2024
Sale Price: 312,000

Deed Date: 12/27/2024
Volume:

File#: 209826
Page:

Buyer: KRELL JASON C & SIERRA A CANALES
Seller: SDH HOUSTON LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
318,540	321,610	1.0308	1.0210	B		T	6,000	0.138	279,540

Parcel Id: 66772
Sale #:3

Acct Number: 52645-00005-00200-001300

Cat Code: A1

Loc Code: 196

Address: 7631 FREMANTLE LN

Legal 1: LOT 13 BLK 2 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value		
	1	RS52645			0.14	6,000	0.00		1.00	39,000	0	39,000		
Total Land Taxable Value:												39,000		
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	RES MAS	M5	1,551	1.20	1.00		1.00	1.00	0.96	1.00	183,730
	2	2024	2025	GARAGE-FIN	M5	364	1.20	1.00		1.00	1.00	0.96	1.00	10,730
	3	2024	2025	PORCH	M5	12	1.20	1.00		1.00	1.00	0.96	1.00	220
	4	2024	2025	PORCH	M5	136	1.20	1.00		1.00	1.00	0.96	1.00	2,520
Total Building Value:												197,200		

Sale Date: 10/28/2024
Sale Price: 262,000

Deed Date: 10/28/2024
Volume:

File#: 208067
Page:

Buyer: HENG PHEAK
Seller: SDH HOUSTON LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
236,200	260,050	0.9926	0.9015	B		T	6,000	0.138	197,200

Parcel Id: 66778
Sale #:2

Acct Number: 52645-00005-00300-000100

Cat Code: A1

Loc Code: 196

Address: 2502 GENTLE BREEZE LN

Legal 1: LOT 1 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RS52645		0.15	6,721	0.00		1.00	43,690	0	43,690
Total Land Taxable Value:											43,690

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2023	2024	RES MAS	M5	1,872	1.20	1.00		1.00	1.00	1.09	1.00	251,780
	2	2024	2024	PORCH	M5	40	1.20	1.00		1.00	1.00	1.09	1.00	840
	3	2024	2024	GARAGE-FIN	M5	437	1.20	1.00		1.00	1.00	1.09	1.00	14,630
	4	2024	2024	PORCH	M5	166	1.20	1.00		1.00	1.00	1.09	1.00	3,500
Total Building Value:														270,750

Sale Date: 04/01/2024
Sale Price: 299,101

Deed Date: 04/01/2024
Volume:

File#: 201984
Page:

Buyer: CASTILLO LESLIE G & CARL LYNN
Seller: BEAZER HOMES TEXAS LP

Notes:

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
314,440	161,010	0.5383	1.0513	B		INT	6,721	0.154	270,750

Parcel Id: 66779
Sale #:2

Acct Number: 52645-00005-00300-000200

Cat Code: A1

Loc Code: 196

Address: 2506 GENTLE BREEZE LN

Legal 1: LOT 2 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	RS52645			0.15	6,721	0.00	1.00	43,690	0	43,690			
Total Land Taxable Value:											43,690			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	RES MAS	M5	2,069	1.20	1.00		1.00	1.00	1.09	1.00	278,280
	2	2024	2025	GARAGE-FIN	M5	443	1.20	1.00		1.00	1.00	1.09	1.00	14,830
	3	2024	2025	PORCH	M5	47	1.20	1.00		1.00	1.00	1.09	1.00	990
	4	2024	2025	PORCH	M5	152	1.20	1.00		1.00	1.00	1.09	1.00	3,200
Total Building Value:														297,300

Sale Date: 08/20/2024
Sale Price: 323,750

Deed Date: 08/20/2024
Volume:

File#: 206106
Page:

Buyer: ALVAREZ ORACIO JAVIER
Seller: BEAZER HOMES TEXAS LP

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
340,990	43,690	0.1349	1.0533	B		T	6,721	0.154	297,300

Parcel Id: 66780
Sale #:2

Acct Number: 52645-00005-00300-000300

Cat Code: A1

Loc Code: 196

Address: 2510 GENTLE BREEZE LN

Legal 1: LOT 3 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	RS52645			0.15	6,721	0.00	1.00	43,690	0	43,690			
Total Land Taxable Value:											43,690			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	RES MAS	M5	1,544	1.20	1.00		1.00	1.00	1.00	1.00	190,520
	2	2024	2025	RMSTR2	M5	780	1.20	1.00		1.00	1.00	1.00	1.00	80,850
	3	2024	2025	GARAGE-FIN	M5	420	1.20	1.00		1.00	1.00	1.00	1.00	12,900
	4	2024	2025	PORCH	M5	26	1.20	1.00		1.00	1.00	1.00	1.00	500
	5	2024	2025	PORCH	M5	181	1.20	1.00		1.00	1.00	1.00	1.00	3,500
Total Building Value:														288,270

Sales Ratio Detail

Sale Date: 10/02/2024
Sale Price: 304,139

Deed Date: 10/02/2024
Volume:

File#: 207349
Page:

Buyer: DEASON DUSTIN W
Seller: BEAZER HOMES TEXAS LP

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
331,960	351,970	1.1573	1.0915	B		T	6,721	0.154	288,270

Parcel Id: 66782
Sale #:2

Acct Number: 52645-00005-00300-000500

Cat Code: A1

Loc Code: 196

Address: 2518 GENTLE BREEZE LN

Legal 1: LOT 5 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	RS52645			0.15	6,721	0.00			1.00	43,690	0	43,690	
Total Land Taxable Value:													43,690	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	RES MAS	M5	1,974	1.20	1.00		1.00	1.00	0.96	1.00	233,840
	2	2024	2025	GARAGE-FIN	M5	372	1.20	1.00		1.00	1.00	0.96	1.00	10,970
	3	2024	2025	PORCH	M5	61	1.20	1.00		1.00	1.00	0.96	1.00	1,130
	4	2024	2025	PORCH	M5	217	1.20	1.00		1.00	1.00	0.96	1.00	4,020
Total Building Value:														249,960

Sale Date: 01/14/2025
Sale Price: 268,952

Deed Date: 01/14/2025
Volume:

File#: 210308
Page:

Buyer: GARCIA LESLIE MARIE
Seller: SDH HOUSTON LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
293,650	289,500	1.0764	1.0918	B		T	6,721	0.154	249,960

Parcel Id: 66787
Sale #:2

Acct Number: 52645-00005-00300-001000

Cat Code: A1

Loc Code: 196

Address: 2538 GENTLE BREEZE LN

Legal 1: LOT 10 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	RS52645			0.27	11,599		0.00		1.00	75,390	0	75,390	
Total Land Taxable Value:													75,390	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	RES MAS	M5	1,548	1.20	1.00		1.00	1.00	0.95	1.00	181,470
	2	2024	2025	RMSTR2	M5	1,235	1.20	1.00		1.00	1.00	0.95	1.00	121,610
	3	2024	2025	GARAGE-FIN	M5	435	1.20	1.00		1.00	1.00	0.95	1.00	12,700
	4	2024	2025	PORCH	M5	25	1.20	1.00		1.00	1.00	0.95	1.00	460
	5	2024	2025	PORCH	M5	140	1.20	1.00		1.00	1.00	0.95	1.00	2,570
Total Building Value:														318,810

Sale Date: 09/16/2024
Sale Price: 365,000

Deed Date: 09/16/2024
Volume:

File#: 206788
Page:

Buyer: RIVERA MANUEL A SANCHEZ & IRIS SANCHEZ
Seller: SDH HOUSTON LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
394,200	369,180	1.0115	1.0800	B		T	11,599	0.266	318,810

Sales Ratio Detail

Parcel Id: 66788
Sale #:2

Acct Number: 52645-00005-00300-001100

Cat Code: A1

Loc Code: 196

Address: 7602 FREMANTLE LN

Legal 1: LOT 11 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	RS52645			0.24	10,470	0.00	1.00	68,060	0	68,060			
Total Land Taxable Value:											68,060			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2024	RES MAS	M5	1,714	1.20	1.00		1.00	1.00	1.09	1.00	230,540
	2	2024	2024	GARAGE-FIN	M5	412	1.20	1.00		1.00	1.00	1.09	1.00	13,800
	3	2024	2024	PORCH	M5	34	1.20	1.00		1.00	1.00	1.09	1.00	720
	4	2024	2024	PORCH	M5	128	1.20	1.00		1.00	1.00	1.09	1.00	2,700
Total Building Value:											247,760			

Sale Date: 03/01/2024
Sale Price: 301,404

Deed Date: 03/01/2024
Volume:

File#: 201268
Page:

Buyer: PAYNE SAVANNA & GARY R RYAN JR
Seller: BEAZER HOMES TEXAS LP

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
315,820	186,390	0.6184	1.0478	B		CS	10,470	0.240	247,760

Parcel Id: 66789
Sale #:2

Acct Number: 52645-00005-00300-001200

Cat Code: A1

Loc Code: 196

Address: 7606 FREMANTLE LN

Legal 1: LOT 12 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth Per	Real Value		Ag Value	Total Value	
	1	RS52645			0.14	6,180	0.00		1.00	40,170		0	40,170	
Total Land Taxable Value:													40,170	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2024	RES MAS	M5	1,852	1.20	1.00		1.00	1.00	1.09	1.00	249,100
	2	2024	2024	GARAGE-FIN	M5	437	1.20	1.00		1.00	1.00	1.09	1.00	14,630
	3	2024	2024	PORCH	M5	39	1.20	1.00		1.00	1.00	1.09	1.00	820
	4	2024	2024	PORCH	M5	156	1.20	1.00		1.00	1.00	1.09	1.00	3,290
Total Building Value:													267,840	

Sale Date: 09/24/2024
Sale Price: 323,000

Deed Date: 09/24/2024
Volume:

File#: 207025
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Buyer: FRANCO DANIEL & RAQUEL RODRIGUEZ RAMIREZ
Seller: BEAZER HOMES TEXAS LP

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
308,010	272,450	0.8435	0.9536				6,180	0.142	267,840

Parcel Id: 66792
Sale #:2

Acct Number: 52645-00005-00300-001500

Cat Code: A1

Loc Code: 196

Address: 7618 FREMANTLE LN

Legal 1: LOT 15 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RS52645		0.14	6,249	0.00	1.00	40,620	0	40,620
Total Land Taxable Value:										40,620

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2024	RES MAS	M5	1,974	1.20	1.00		1.00	1.00	0.96	1.00	233,840
	2	2024	2025	GARAGE-FIN	M5	372	1.20	1.00		1.00	1.00	0.96	1.00	10,970
	3	2024	2025	PORCH	M5	30	1.20	1.00		1.00	1.00	0.96	1.00	560
	4	2024	2025	PORCH	M5	217	1.20	1.00		1.00	1.00	0.96	1.00	4,020
Total Building Value:														249,390

Sale Date: 10/11/2024
Sale Price: 276,585

Deed Date: 10/11/2024
Volume:

File#: 207640
Page:

Buyer: RODRIGUEZ VICTOR HERRERA
Seller: SDH HOUSTON LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
290,010	286,430	1.0356	1.0485	B		L	6,249	0.144	249,390

Parcel Id: 66797
Sale #:2

Acct Number: 52645-00005-00300-002000

Cat Code: A1

Loc Code: 196

Address: 7638 FREMANTLE LN

Legal 1: LOT 20 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	RS52645			0.14	6,249	0.00	1.00	40,620	0	40,620			
Total Land Taxable Value:											40,620			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	RES MAS	M5	1,531	1.20	1.00		1.00	1.00	1.09	1.00	205,920
	2	2024	2025	GARAGE-FIN	M5	406	1.20	1.00		1.00	1.00	1.09	1.00	13,590
	3	2024	2025	PORCH	M5	22	1.20	1.00		1.00	1.00	1.09	1.00	460
	4	2024	2025	PORCH	M5	116	1.20	1.00		1.00	1.00	1.09	1.00	2,440
Total Building Value:														222,410

Sale Date: 06/26/2024
Sale Price: 291,990

Deed Date: 06/26/2024
Volume:

File#: 204483
Page:

Buyer: GONZALES MANUEL A
Seller: BEAZER HOMES TEXAS LP

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
263,030	40,620	0.1391	0.9008	B		T	6,249	0.144	222,410

Parcel Id: 66798
Sale #:2

Acct Number: 52645-00005-00300-002100

Cat Code: A1

Loc Code: 196

Address: 7642 FREMANTLE LN

Legal 1: LOT 21 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	RS52645			0.14	6,249	0.00	1.00	40,620	0	40,620			
Total Land Taxable Value:											40,620			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	RES MAS	M5	2,069	1.20	1.00		1.00	1.00	1.09	1.00	278,280
	2	2024	2025	GARAGE-FIN	M5	443	1.20	1.00		1.00	1.00	1.09	1.00	14,830
	3	2024	2025	PORCH	M5	47	1.20	1.00		1.00	1.00	1.09	1.00	990
	4	2024	2025	PORCH	M5	152	1.20	1.00		1.00	1.00	1.09	1.00	3,200
Total Building Value:														297,300

Sales Ratio Detail

Sale Date: 07/02/2024
Sale Price: 341,000

Deed Date: 07/02/2024
Volume:

File#: 204725
Page:

Buyer: HENK ASHLI M
Seller: BEAZER HOMES TEXAS LP

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
337,920	40,620	0.1191	0.9910	B		L	6,249	0.144	297,300

Parcel Id: 66799
Sale #:2

Acct Number: 52645-00005-00300-002200

Cat Code: A1

Loc Code: 196

Address: 7646 FREMANTLE LN

Legal 1: LOT 22 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value		Ag Value	Total Value
	1	RS52645			0.20	8,796		0.00		1.00	57,170		0	57,170
Total Land Taxable Value:														57,170
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2024	RES MAS	M5	1,701	1.20	1.00		1.00	1.00	1.00	1.00	209,900
	2	2024	2024	RMSTR2	M5	884	1.20	1.00		1.00	1.00	1.00	1.00	91,630
	3	2024	2024	GARAGE-FIN	M5	392	1.20	1.00		1.00	1.00	1.00	1.00	12,040
	4	2024	2024	PORCH	M5	31	1.20	1.00		1.00	1.00	1.00	1.00	600
	5	2024	2025	PORCH	M5	71	1.20	1.00		1.00	1.00	1.00	1.00	1,370
Total Building Value:														315,540

Sale Date: 05/24/2024
Sale Price: 360,000

Deed Date: 05/24/2024
Volume:

File#: 203582
Page:

Buyer: COBB GLEN B & KRISTI
Seller: BEAZER HOMES TEXAS LP

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
372,710	205,610	0.5711	1.0353	B		T	8,796	0.202	315,540

Parcel Id: 66802
Sale #:3

Acct Number: 52645-00005-00300-002500

Cat Code: A1

Loc Code: 196

Address: 2531 SOLANO LN

Legal 1: LOT 25 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	RS52645			0.14	6,143	0.00		1.00		39,930	0	39,930	
Total Land Taxable Value:													39,930	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	RES MAS	M5	1,551	1.20	1.00		1.00	1.00	0.96	1.00	183,730
	2	2024	2025	GARAGE-FIN	M5	364	1.20	1.00		1.00	1.00	0.96	1.00	10,730
	3	2024	2025	PORCH	M5	12	1.20	1.00		1.00	1.00	0.96	1.00	220
	4	2024	2025	PORCH	M5	136	1.20	1.00		1.00	1.00	0.96	1.00	2,520
Total Building Value:														197,200

Sale Date: 09/23/2024
Sale Price: 252,941

Deed Date: 09/23/2024
Volume:

File#: 207014
Page:

Buyer: JACK GLENROY JR
Seller: SDH HOUSTON LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
237,130	260,980	1.0318	0.9375	B		T	6,143	0.141	197,200

Sales Ratio Detail

Parcel Id: 66803
Sale #:3

Acct Number: 52645-00005-00300-002600

Cat Code: A1

Loc Code: 196

Address: 2527 SOLANO LN

Legal 1: LOT 26 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth	Per	Real Value		Ag Value	Total Value
	1	RS52645			0.14	6,143	0.00			1.00	39,930		0	39,930
Total Land Taxable Value:														39,930
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	RES MAS	M5	1,548	1.20	1.00		1.00	1.00	0.95	1.00	181,470
	2	2024	2025	RMSTR2	M5	1,235	1.20	1.00		1.00	1.00	0.95	1.00	121,610
	3	2024	2025	GARAGE-FIN	M5	435	1.20	1.00		1.00	1.00	0.95	1.00	12,700
	4	2024	2025	PORCH	M5	25	1.20	1.00		1.00	1.00	0.95	1.00	460
	5	2024	2025	PORCH	M5	138	1.20	1.00		1.00	1.00	0.95	1.00	2,530
Total Building Value:														318,770

Sale Date: 01/31/2025
Sale Price: 315,990

Deed Date: 01/31/2025
Volume:

File#: 210740
Page:

Buyer: CASTRO ESTER & HECTOR DURAN
Seller: SDH HOUSTON LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
358,700	395,000	1.2500	1.1352	B		T	6,143	0.141	318,770

Parcel Id: 66804
Sale #:2

Acct Number: 52645-00005-00300-002700

Cat Code: A1

Loc Code: 196

Address: 2523 SOLANO LN

Legal 1: LOT 27 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value		
	1	RS52645			0.14	6,143	0.00		1.00	39,930	0	39,930		
Total Land Taxable Value:												39,930		
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	RES MAS	M5	1,872	1.20	1.00		1.00	1.00	1.09	1.00	251,790
	2	2024	2025	GARAGE-FIN	M5	437	1.20	1.00		1.00	1.00	1.09	1.00	14,630
	3	2024	2025	PORCH	M5	168	1.20	1.00		1.00	1.00	1.09	1.00	3,540
	4	2024	2025	PORCH	M5	40	1.20	1.00		1.00	1.00	1.09	1.00	840
Total Building Value:												270,800		

Sale Date: 09/03/2024
Sale Price: 307,610

Deed Date: 09/03/2024
Volume:

File#: 206433
Page:

Buyer: HALE GAVIN TRENT
Seller: BEAZER HOMES TEXAS LP

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
310,730	302,740	0.9842	1.0101	B		T	6,143	0.141	270,800

Parcel Id: 66806
Sale #:3

Acct Number: 52645-00005-00300-002900

Cat Code: A1

Loc Code: 196

Address: 2515 SOLANO LANE

Legal 1: LOT 29 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RS52645		0.16	7,102	0.00		1.00	46,160	0	46,160
Total Land Taxable Value:											46,160

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2023	2024	RES MAS	M5	1,673	1.20	1.00		1.00	1.00	0.96	1.00	198,180
	2	2023	2024	GARAGE-FIN	M5	404	1.20	1.00		1.00	1.00	0.96	1.00	11,910
	3	2023	2024	PORCH	M5	28	1.20	1.00		1.00	1.00	0.96	1.00	520
	4	2023	2024	PORCH	M5	102	1.20	1.00		1.00	1.00	0.96	1.00	1,890
Total Building Value:														212,500

Sale Date: 01/08/2025
Sale Price: 255,990

Deed Date: 01/08/2025
Volume:

File#: 210135
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Buyer: HENG PHEAK
Seller: SDH HOUSTON LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
258,660	255,680	0.9988	1.0104	B		T	7,102	0.163	212,500

Parcel Id: 66807
Sale #:2

Acct Number: 52645-00005-00300-003000

Cat Code: A1

Loc Code: 196

Address: 2511 SOLANO LN

Legal 1: LOT 30 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	RS52645			0.15	6,659	0.00		1.00	43,280	0		43,280	
Total Land Taxable Value:													43,280	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	RES MAS	M5	1,544	1.20	1.00		1.00	1.00	1.00	1.00	190,520
	2	2024	2025	RMSTR2	M5	780	1.20	1.00		1.00	1.00	1.00	1.00	80,850
	3	2024	2025	GARAGE-FIN	M5	420	1.20	1.00		1.00	1.00	1.00	1.00	12,900
	4	2024	2025	PORCH	M5	26	1.20	1.00		1.00	1.00	1.00	1.00	500
	5	2024	2025	PORCH	M5	181	1.20	1.00		1.00	1.00	1.00	1.00	3,500
Total Building Value:														288,270

Sale Date: 02/10/2025
Sale Price: 322,540

Deed Date: 02/10/2025
Volume:

File#: 210995
Page:

Buyer: MOSLEY KEVIN M & ASHLEY J
Seller: BEAZER HOMES TEXAS LP

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
331,550	331,550	1.0279	1.0279	B		T	6,659	0.153	288,270

Parcel Id: 66808
Sale #:3

Acct Number: 52645-00005-00300-003100

Cat Code: A1

Loc Code: 196

Address: 2507 SOLANO LN

Legal 1: LOT 31 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth Per	Real Value	Ag Value	Total Value		
	1	RS52645			0.17	7,479	0.00		1.00	48,610	0	48,610		
Total Land Taxable Value:												48,610		
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2023	2024	RES MAS	M5	1,974	1.20	1.00		1.00	1.00	0.96	1.00	233,840
	2	2023	2024	GARAGE-FIN	M5	372	1.20	1.00		1.00	1.00	0.96	1.00	10,970
	3	2023	2024	PORCH	M5	61	1.20	1.00		1.00	1.00	0.96	1.00	1,130
	4	2023	2024	PORCH	M5	217	1.20	1.00		1.00	1.00	0.96	1.00	4,020
Total Building Value:														249,960

Sales Ratio Detail

Sale Date: 10/28/2024
Sale Price: 313,000

Deed Date: 10/28/2024
Volume:

File#: 208073
Page:

Buyer: GLASPIE RAYCHELLE K & LACY II
Seller: SDH HOUSTON LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
298,570	294,420	0.9406	0.9539	B		T	7,479	0.172	249,960

Parcel Id: 66809
Sale #:2

Acct Number: 52645-00005-00300-003200

Cat Code: A1

Loc Code: 196

Address: 2503 SOLANO LN

Legal 1: LOT 32 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	RS52645			0.16	7,089		0.00		1.00	46,080	0	46,080	
Total Land Taxable Value:													46,080	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	RES MAS	M5	2,069	1.20	1.00		1.00	1.00	1.09	1.00	278,280
	2	2024	2025	GARAGE-FIN	M5	443	1.20	1.00		1.00	1.00	1.09	1.00	14,830
	3	2024	2025	PORCH	M5	47	1.20	1.00		1.00	1.00	1.09	1.00	990
	4	2024	2025	PORCH	M5	152	1.20	1.00		1.00	1.00	1.09	1.00	3,200
Total Building Value:													297,300	

Sale Date: 11/20/2024
Sale Price: 328,527

Deed Date: 11/20/2024
Volume:

File#: 208757
Page:

Buyer: GOMEZ ADRIAN & SANDRA OLVERA MENDEZ
Seller: BEAZER HOMES TEXAS LP

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
343,380	327,240	0.9961	1.0452	B		T	7,089	0.163	297,300

Parcel Id: 66810
Sale #:4

Acct Number: 52645-00005-00300-003300

Cat Code: A1

Loc Code: 196

Address: 2502 WINDSTREAM LN

Legal 1: LOT 33 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth	Per	Real Value	Ag Value	Total Value	
	1	RS52645			0.16	6,863	0.00			1.00	44,610	0	44,610	
Total Land Taxable Value:													44,610	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2024	RES MAS	M5	1,477	1.20	1.00		1.00	1.00	0.95	1.00	173,140
	2	2023	2024	RMSTR2	M5	672	1.20	1.00		1.00	1.00	0.95	1.00	66,170
	3	2023	2024	GARAGE-FIN	M5	412	1.20	1.00		1.00	1.00	0.95	1.00	12,020
	4	2023	2024	PORCH	M5	44	1.20	1.00		1.00	1.00	0.95	1.00	810
	5	2023	2024	PORCH	M5	135	1.20	1.00		1.00	1.00	0.95	1.00	2,480
Total Building Value:													254,620	

Sale Date: 06/11/2024
Sale Price: 319,000

Deed Date: 06/11/2024
Volume:

File#: 204085
Page:

Buyer: SANTOS VICTOR M FLORES & GISSEL A GARZA
Seller: SDH HOUSTON LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
299,230	173,320	0.5433	0.9380	B		T	6,863	0.158	254,620

Sales Ratio Detail

Parcel Id: 66811
Sale #:3

Acct Number: 52645-00005-00300-003400

Cat Code: A1

Loc Code: 196

Address: 2506 WINDSTREAM LN

Legal 1: LOT 34 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	RS52645			0.19	8,067	0.00	1.00	52,440	0	52,440			
Total Land Taxable Value:											52,440			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2023	2024	RES MAS	M5	1,721	1.20	1.00		1.00	1.00	0.96	1.00	203,870
	2	2023	2024	GARAGE-FIN	M5	386	1.20	1.00		1.00	1.00	0.96	1.00	11,380
	3	2023	2024	PORCH	M5	35	1.20	1.00		1.00	1.00	0.96	1.00	650
	4	2023	2024	PORCH	M5	112	1.20	1.00		1.00	1.00	0.96	1.00	2,080
Total Building Value:											217,980			

Sale Date: 05/01/2024
Sale Price: 258,720

Deed Date: 05/01/2024
Volume:

File#: 202843
Page:

Buyer: PHEAK HENG
Seller: SDH HOUSTON LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
270,420	159,880	0.6180	1.0452	B		T	8,067	0.185	217,980

Parcel Id: 66813
Sale #:2

Acct Number: 52645-00005-00300-003600

Cat Code: A1

Loc Code: 196

Address: 2514 WINDSTREAM LANE

Legal 1: LOT 36 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	RS52645			0.15	6,453	0.00	1.00	41,940	0	41,940			
Total Land Taxable Value:											41,940			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	RES MAS	M5	1,714	1.20	1.00		1.00	1.00	1.09	1.00	230,540
	2	2024	2025	GARAGE-FIN	M5	412	1.20	1.00		1.00	1.00	1.09	1.00	13,800
	3	2024	2025	PORCH	M5	34	1.20	1.00		1.00	1.00	1.09	1.00	720
	4	2024	2025	PORCH	M5	76	1.20	1.00		1.00	1.00	1.09	1.00	1,600
Total Building Value:											246,660			

Sale Date: 02/03/2025
Sale Price: 276,082

Deed Date: 02/03/2025
Volume:

File#: 210829
Page:

Buyer: ORNELAS ERIC
Seller: BEAZER HOMES TEXAS LP

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
288,600	268,230	0.9716	1.0453	B		T	6,453	0.148	246,660

Parcel Id: 66814
Sale #:2

Acct Number: 52645-00005-00300-003700

Cat Code: A1

Loc Code: 196

Address: 2518 WINDSTREAM LN

Legal 1: LOT 37 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RS52645		0.15	6,453	0.00	1.00	41,940	0	41,940
Total Land Taxable Value:										41,940

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2024	RES MAS	M5	1,852	1.20	1.00		1.00	1.00	1.09	1.00	249,100
	2	2024	2024	GARAGE-FIN	M5	437	1.20	1.00		1.00	1.00	1.09	1.00	14,630
	3	2024	2024	PORCH	M5	39	1.20	1.00		1.00	1.00	1.09	1.00	820
Total Building Value:														264,550

Sale Date: 04/16/2024
Sale Price: 299,993

Deed Date: 04/16/2024
Volume:

File#: 202402
Page:

Buyer: MUNOZ AARON A
Seller: BEAZER HOMES TEXAS LP

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
306,490	158,080	0.5269	1.0217	B		T	6,453	0.148	264,550

Parcel Id: 66815
Sale #:4

Acct Number: 52645-00005-00300-003800

Cat Code: A1

Loc Code: 196

Address: 2522 WINDSTREAM LN

Legal 1: LOT 38 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value		Ag Value	Total Value
	1	RS52645			0.15	6,453	0.00			1.00	41,940		0	41,940
Total Land Taxable Value:														41,940
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2024	RES MAS	M5	1,344	1.20	1.00		1.00	1.00	0.95	1.00	157,550
	2	2024	2024	RMSTR2	M5	1,130	1.20	1.00		1.00	1.00	0.95	1.00	111,270
	3	2024	2024	GARAGE-FIN	M5	435	1.20	1.00		1.00	1.00	0.95	1.00	12,700
	4	2024	2024	PORCH	M5	28	1.20	1.00		1.00	1.00	0.95	1.00	510
	5	2024	2024	PORCH	M5	120	1.20	1.00		1.00	1.00	0.95	1.00	2,200
Total Building Value:														284,230

Sale Date: 01/15/2025
Sale Price: 320,000

Deed Date: 01/15/2025
Volume:

File#: 210319
Page:

Buyer: OCHOA JORGE A
Seller: FLETCHER TIMOTHY

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
326,170	334,690	1.0459	1.0193	B		T	6,453	0.148	284,230

Parcel Id: 66815
Sale #:3

Acct Number: 52645-00005-00300-003800

Cat Code: A1

Loc Code: 196

Address: 2522 WINDSTREAM LN

Legal 1: LOT 38 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	RS52645			0.15	6,453	0.00	1.00	41,940	0	41,940			
Total Land Taxable Value:											41,940			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2024	RES MAS	M5	1,344	1.20	1.00		1.00	1.00	0.95	1.00	157,550
	2	2024	2024	RMSTR2	M5	1,130	1.20	1.00		1.00	1.00	0.95	1.00	111,270
	3	2024	2024	GARAGE-FIN	M5	435	1.20	1.00		1.00	1.00	0.95	1.00	12,700
	4	2024	2024	PORCH	M5	28	1.20	1.00		1.00	1.00	0.95	1.00	510
	5	2024	2024	PORCH	M5	120	1.20	1.00		1.00	1.00	0.95	1.00	2,200
Total Building Value:														284,230

Sales Ratio Detail

Sale Date: 02/08/2024
Sale Price: 312,728

Deed Date: 02/08/2024
Volume:

File#: 200671
Page:

Buyer: FLETCHER TIMOTHY
Seller: SDH HOUSTON LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
326,170	335,730	1.0736	1.0430	B		T	6,453	0.148	284,230

Parcel Id: 66820
Sale #:3

Acct Number: 52645-00005-00300-004300

Cat Code: A1

Loc Code: 196

Address: 7702 BEAUFORT LN

Legal 1: LOT 43 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value		Ag Value	Total Value
	1	RS52645			0.27	11,655		0.00		1.00	75,760		0	75,760
Total Land Taxable Value:														75,760
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2023	2024	RES MAS	M5	1,423	1.20	1.00		1.00	1.00	0.95	1.00	166,810
	2	2033	2024	RMSTR2	M5	973	1.20	1.00		1.00	1.00	0.95	1.00	95,810
	3	2023	2024	GARAGE-FIN	M5	467	1.20	1.00		1.00	1.00	0.95	1.00	13,630
	4	2023	2024	PORCH	M5	34	1.20	1.00		1.00	1.00	0.95	1.00	620
	5	2023	2024	PORCH	M5	129	1.20	1.00		1.00	1.00	0.95	1.00	2,370
Total Building Value:														279,240

Sale Date: 04/30/2024
Sale Price: 325,000

Deed Date: 04/30/2024
Volume:

File#: 202803
Page:

Buyer: GONZALEZ VINCENT
Seller: SDH HOUSTON LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
355,000	431,030	1.3262	1.0923	B		T	11,655	0.268	279,240

Parcel Id: 66821
Sale #:3

Acct Number: 52645-00005-00300-004400

Cat Code: A1

Loc Code: 196

Address: 7706 BEAUFORT LN

Legal 1: LOT 44 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	RS52645			0.14	6,156	0.00		1.00		40,010	0	40,010	
Total Land Taxable Value:													40,010	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2023	2024	RES MAS	M5	1,974	1.20	1.00		1.00	1.00	0.96	1.00	233,840
	2	2023	2024	GARAGE-FIN	M5	372	1.20	1.00		1.00	1.00	0.96	1.00	10,970
	3	2023	2024	PORCH	M5	30	1.20	1.00		1.00	1.00	0.96	1.00	560
	4	2023	2024	PORCH	M5	217	1.20	1.00		1.00	1.00	0.96	1.00	4,020
Total Building Value:													249,390	

Sale Date: 01/22/2024
Sale Price: 278,500

Deed Date: 01/22/2024
Volume:

File#: 200113
Page:

Buyer: MCWHIRTER TERRY LANCE
Seller: SDH HOUSTON LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
289,400	285,820	1.0263	1.0391	B		T	6,156	0.141	249,390

Sales Ratio Detail

Parcel Id: 66822
Sale #:3

Acct Number: 52645-00005-00300-004500

Cat Code: A1

Loc Code: 196

Address: 7710 BEAUFORT LN

Legal 1: LOT 45 BLK 3 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth	Per	Real Value		Ag Value	Total Value
	1	RS52645			0.14	6,249	0.00			1.00	40,620		0	40,620
Total Land Taxable Value:														40,620
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2023	2024	RES MAS	M5	1,362	1.20	1.00		1.00	1.00	0.95	1.00	159,660
	2	2023	2024	RMSTR2	M5	1,484	1.20	1.00		1.00	1.00	0.95	1.00	146,130
	3	2023	2024	GARAGE-FIN	M5	388	1.20	1.00		1.00	1.00	0.95	1.00	11,320
	4	2023	2024	PORCH	M5	46	1.20	1.00		1.00	1.00	0.95	1.00	840
	5	2023	2024	PORCH	M5	134	1.20	1.00		1.00	1.00	0.95	1.00	2,460
Total Building Value:														320,410

Sale Date: 01/03/2024
Sale Price: 336,070

Deed Date: 01/03/2024
Volume:

File#: 199744
Page:

Buyer: TIMLEY STEPHEN S & LISA R
Seller: SDH HOUSTON LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
361,030	358,020	1.0653	1.0743	B		T	6,249	0.144	320,410

Parcel Id: 66826
Sale #:3

Acct Number: 52645-00005-00400-000300

Cat Code: A1

Loc Code: 196

Address: 2511 WINDSTREAM LN

Legal 1: LOT 3 BLK 4 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth	Per	Real Value		Ag Value	Total Value
	1	RS52645			0.18	7,689	0.00			1.00	49,980		0	49,980
Total Land Taxable Value:														49,980
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	202	2024	RES MAS	M5	1,344	1.20	1.00		1.00	1.00	0.95	1.00	157,550
	2	2023	2024	RMSTR2	M5	870	1.20	1.00		1.00	1.00	0.95	1.00	85,670
	3	2023	2024	GARAGE-FIN	M5	435	1.20	1.00		1.00	1.00	0.95	1.00	12,700
	4	2023	2024	PORCH	M5	49	1.20	1.00		1.00	1.00	0.95	1.00	900
	5	2023	2024	PORCH	M5	114	1.20	1.00		1.00	1.00	0.95	1.00	2,090
Total Building Value:														258,910

Sale Date: 02/21/2024
Sale Price: 307,590

Deed Date: 02/21/2024
Volume:

File#: 200972
Page:

Buyer: GOEDDERTZ DAVID KARL JR
Seller: SDH HOUSTON LLC

Notes:

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
308,890	316,680	1.0296	1.0042	B		INT	7,689	0.177	258,910

Parcel Id: 66829
Sale #:2

Acct Number: 52645-00005-00400-000600

Cat Code: A1

Loc Code: 196

Address: 2523 WINDSTREAM LN

Legal 1: LOT 6 BLK 4 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RS52645		0.14	6,302	0.00		1.00	40,960	0	40,960
Total Land Taxable Value:											40,960

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	PORCH	M5	22	1.20	1.00		1.00	1.00	1.09	1.00	460
	2	2024	2025	PORCH	M5	116	1.20	1.00		1.00	1.00	1.09	1.00	2,440
	3	2024	2025	GARAGE-FIN	M5	406	1.20	1.00		1.00	1.00	1.09	1.00	13,590
	4	2024	2025	RES MAS	M5	1,531	1.20	1.00		1.00	1.00	1.09	1.00	205,920
Total Building Value:														222,410

Sale Date: 10/31/2024
Sale Price: 281,684

Deed Date: 10/31/2024
Volume:

File#: 208185
Page:

Buyer: JOHNSON O'BRYANT
Seller: BEAZER HOMES TEXAS LP

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
263,370	237,060	0.8416	0.9350	B		T	6,302	0.145	222,410

Parcel Id: 66830
Sale #:2

Acct Number: 52645-00005-00400-000700

Cat Code: A1

Loc Code: 196

Address: 2527 WINDSTREAM LN

Legal 1: LOT 7 BLK 4 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	RS52645			0.14	6,302	0.00	1.00	40,960	0	40,960			
Total Land Taxable Value:											40,960			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2024	2025	RES MAS	M5	2,069	1.20	1.00		1.00	1.00	1.09	1.00	278,280
	2	2024	2025	GARAGE-FIN	M5	443	1.20	1.00		1.00	1.00	1.09	1.00	14,830
	3	2024	2025	PORCH	M5	47	1.20	1.00		1.00	1.00	1.09	1.00	990
	4	2024	2025	PORCH	M5	149	1.20	1.00		1.00	1.00	1.09	1.00	3,140
Total Building Value:														297,240

Sale Date: 08/23/2024
Sale Price: 345,000

Deed Date: 08/23/2024
Volume:

File#: 206179
Page:

Buyer: HANLEY REGINALD & DEBORAH L
Seller: BEAZER HOMES TEXAS LP

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
338,200	40,960	0.1187	0.9803	B		L	6,302	0.145	297,240

Parcel Id: 66831
Sale #:3

Acct Number: 52645-00005-00400-000800

Cat Code: A1

Loc Code: 196

Address: 2531 WINDSTREAM LN

Legal 1: LOT 8 BLK 4 SOUTHWINDS SECTION 4 FINAL PLAT

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth Per	Real Value		Ag Value	Total Value	
	1	RS52645			0.14	6,302	0.00		1.00	40,960		0	40,960	
Total Land Taxable Value:													40,960	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2023	2024	RES MAS	M5	1,468	1.20	1.00		1.00	1.00	0.95	1.00	172,090
	2	2023	2024	RMSTR2	M5	990	1.20	1.00		1.00	1.00	0.95	1.00	97,490
	3	2023	2024	GARAGE-FIN	M5	406	1.20	1.00		1.00	1.00	0.95	1.00	11,850
	4	2023	2024	PORCH	M5	77	1.20	1.00		1.00	1.00	0.95	1.00	1,410
	5	2023	2024	PORCH	M5	136	1.20	1.00		1.00	1.00	0.95	1.00	2,500
Total Building Value:													285,340	

Sales Ratio Detail

Sale Date: 01/05/2024
Sale Price: 306,990

Deed Date: 01/05/2024
Volume:

File#: 199842
Page:

Buyer: SALINAS JULIO C JR
Seller: SDH HOUSTON LLC

Notes:

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
326,300	329,370	1.0729	1.0629	B		T	6,302	0.145	285,340

Parcel Id: 1658
Sale #:2

Acct Number: 53000-00002-00000-002500

Cat Code: A1

Loc Code: 31

Address: 209 STAPLES DR

Legal 1: 25

STAPLES S/D

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	RS53000			0.33	14,400	100.00	1.00	8,110	0	8,110			
Total Land Taxable Value:											8,110			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1975	0	RES MAS	M4	1,448	1.20	1.00		0.81	1.00	1.26	1.00	179,560
	2	0	1900	GARAGE-FIN	M4	525	1.20	1.00		0.81	1.00	1.26	1.00	15,190
	3	0	1900	PORCH	M4	88	1.20	1.00		0.81	1.00	1.26	1.00	1,680
	4	0	1900	STORAGE	41	80	1.20	1.00		0.25	1.00	1.26	1.00	130
	5	0	1900	PORCH	MTL2	231	1.20	1.00		0.81	1.00	1.26	1.00	3,490
	6	0	1900	CONCRETE	1	50	1.20	1.00		0.80	1.00	1.26	1.00	420
Total Building Value:											200,470			

Sale Date: 10/31/2024
Sale Price: 225,000

Deed Date: 10/31/2024
Volume:

File#: 208216
Page:

Buyer: VICTORIA ANDREA
Seller: MASTERS FERNE

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
208,580	193,670	0.8608	0.9270	B	53000	T	14,400	0.331	200,470

Parcel Id: 3676
Sale #:4

Acct Number: 53000-00002-00000-003100

Cat Code: A1

Loc Code: 31

Address: 113 STAPLES DR

Legal 1: 31

STAPLES ADDN

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth Per	Real Value	Ag Value	Total Value		
	1	RS53000			0.32	14,100	100.00		1.00	7,940	0	7,940		
Total Land Taxable Value:											7,940			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1970	0	RES MAS	M4	1,852	1.20	1.00		0.79	1.00	1.26	1.00	223,980
	2	0	1900	PORCH	M4	56	1.20	1.00		0.79	1.00	1.26	1.00	1,040
	3	0	1900	GARAGE-FIN	M4	400	1.20	1.00		0.79	1.00	1.26	1.00	11,290
	4	0	1900	RES MAS	M4	252	1.20	1.00		0.79	1.00	1.26	1.00	30,480
	5	0	1900	PORCH	MTL1	434	1.20	1.00		0.79	1.00	1.26	1.00	2,770
	6	0	1900	GLASSPORCH	2	252	1.20	1.00		0.79	1.00	1.26	1.00	5,010
Total Building Value:											274,570			

Sales Ratio Detail

Sale Date: 10/24/2024
Sale Price: 255,000

Deed Date: 10/24/2024
Volume:

File#: 208022
Page:

Buyer: OCHOA JOSE ALBERTO
Seller: NAVARRETE IRENE

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
282,510	213,790	0.8384	1.1079	B	53000	T	14,100	0.324	274,570

Parcel Id: 38302
Sale #:5

Acct Number: 57050-00002-00000-001500

Cat Code: A1

Loc Code: 31

Address: 6710 BIENVILLE AVE

Legal 1: LT 15 TANGLEWILDE SEC 1

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value	
	1	FV57050			0.22	0	0.00			1.00	17,000	0	17,000	
Total Land Taxable Value:													17,000	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2003	0	RES MAS	M5	1,709	1.20	1.00		0.95	1.00	1.06	1.00	212,360
	2	2003	0	PORCH	M5	83	1.20	1.00		0.95	1.00	1.06	1.00	1,610
	3	2003	0	PORCH	M5	142	1.20	1.00		0.95	1.00	1.06	1.00	2,760
	4	2003	0	GARAGE-DET	FU2	645	1.20	1.00		0.95	1.00	1.06	1.00	15,220
	5	2003	0	RMSTR2	M5	1,408	1.20	1.00		0.95	1.00	1.06	1.00	146,970
	6	2007	0	POOL	5	540	1.20	1.00		0.75	1.00	1.06	1.00	24,370
	7	0	2004	PORCH	M5	122	1.20	1.00		0.93	1.00	1.06	1.00	2,320
Total Building Value:													405,610	

Sale Date: 11/26/2024
Sale Price: 400,000

Deed Date: 11/26/2024
Volume:

File#: 208958
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Buyer: SHEA KENNITH & REBECCA
Seller: ALVARDO OSCAR EDUARDO

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
422,610	411,850	1.0296	1.0565	B	57050	T	0	0.220	405,610

Parcel Id: 38313
Sale #:8

Acct Number: 57050-00002-00000-002600

Cat Code: A1

Loc Code: 31

Address: 6703 CHARTRESE AVE

Legal 1: LT 26 TANGLEWILDE SEC 1

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value			
	1	FV57050			0.24	0	0.00	1.00	17,000	0	17,000			
Total Land Taxable Value:											17,000			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2002	0	RES MAS	M5	2,834	1.20	1.00		0.89	1.00	1.06	1.00	329,910
	2	2002	0	PORCH	M5	48	1.20	1.00		0.89	1.00	1.06	1.00	870
	3	2002	0	GARAGE-FIN	M5	420	1.20	1.00		0.89	1.00	1.06	1.00	12,170
	4	2002	0	PORCH	M5	120	1.20	1.00		0.89	1.00	1.06	1.00	2,190
	5	2002	0	PORCH	M5	65	1.20	1.00		0.89	1.00	1.06	1.00	1,180
	6	2002	0	STORAGE	41	120	1.20	1.00		0.45	1.00	1.06	1.00	290
Total Building Value:											346,610			

Sales Ratio Detail

Sale Date: 10/16/2024
Sale Price: 308,900

Deed Date: 10/16/2024
Volume:

File#: 207754
Page:

Buyer: HOWELL DAVID T & KATHLEEN D
Seller: SFR TEXAS ACQUISITIONS 3 LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
363,610	344,030	1.1137	1.1771	B	57050	T	0	0.240	346,610

Parcel Id: 38321
Sale #:6

Acct Number: 57050-00002-00000-003400

Cat Code: A1

Loc Code: 31

Address: 6727 DECATUR AVE

Legal 1: LT 34 TANGLEWILDE SEC 1

Land	Seq	Class	Ag_Class		Acres	Sqft	Front	Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	FV57050			0.27	0			0.00		1.00	17,000	0	17,000
Total Land Taxable Value:														17,000
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2002	0	RES MAS	M5	2,792	1.20	1.00		0.92	1.00	1.06	1.00	335,980
	2	2002	0	GARAGE-FIN	M5	620	1.20	1.00		0.92	1.00	1.06	1.00	18,570
	3	2002	0	PORCH	M5	92	1.20	1.00		0.92	1.00	1.06	1.00	1,730
	4	2002	0	PORCH	M5	40	1.20	1.00		0.92	1.00	1.06	1.00	750
Total Building Value:														357,030

Sale Date: 02/07/2025
Sale Price: 390,000

Deed Date: 02/07/2025
Volume:

File#: 210945
Page:

Buyer: HUBERT MICHELLE & RODNEY L
Seller: BAY AREA HOUSE BUYERS LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
374,030	400,980	1.0282	0.9591	B	57050	T	0	0.270	357,030

Parcel Id: 38330
Sale #:10

Acct Number: 57055-00002-00000-000200

Cat Code: A1

Loc Code: 31

Address: 10022 CRYSTAL BLVD

Legal 1: LT 2 TANGLEWILDE SEC 2

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth	Per	Real Value	Ag Value	Total Value	
	1	FV57055			0.23	0	0.00			1.00	17,000	0	17,000	
Total Land Taxable Value:													17,000	
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	0	2009	RES MAS	M5	1,289	1.20	1.00		0.98	1.00	1.06	1.00	165,230
	2	0	2009	RMSTR2	M5	853	1.20	1.00		0.98	1.00	1.06	1.00	91,850
	3	0	2009	GARAGE-FIN	M5	488	1.20	1.00		0.98	1.00	1.06	1.00	15,570
	4	0	2009	PORCH	M5	24	1.20	1.00		0.98	1.00	1.06	1.00	480
	5	0	2009	CONCRETE	1	548	1.20	1.00		0.98	1.00	1.06	1.00	4,780
Total Building Value:														277,910

Sale Date: 11/22/2024
Sale Price: 319,000

Deed Date: 11/22/2024
Volume:

File#: 208861
Page:

Buyer: CHOCTAW AMERICAN INSURANCE INC
Seller: ESTRADA GRISELDA & TYLER D SPELL

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
294,910	258,870	0.8115	0.9245	B	57055	T	0	0.230	277,910

Sales Ratio Detail

Parcel Id: 42453
Sale #:8

Acct Number: 57060-00002-00000-001600

Cat Code: A1

Loc Code: 31

Address: 6711 ZEENAT BLVD

Legal 1: LT 16 TANGLEWILDE SEC 3

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth Per	Real Value	Ag Value	Total Value		
	1	FV57060			0.20	0	0.00		0.00	17,000	0	17,000		
Total Land Taxable Value:												17,000		
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2005	2006	RES MAS	M5	1,806	1.20	1.00		0.97	1.00	1.06	1.00	229,140
	2	0	1900	RMSTR2	M5	1,089	1.20	1.00		0.97	1.00	1.06	1.00	116,060
	3	0	1900	PORCH	M5	40	1.20	1.00		0.97	1.00	1.06	1.00	790
	4	0	1900	GARAGE-FIN	M5	418	1.20	1.00		0.97	1.00	1.06	1.00	13,200
	5	2011	0	POOL	5	720	1.20	1.00		0.75	1.00	1.06	1.00	32,490
	6	2011	0	PORCH	M5	350	1.20	1.00		0.98	1.00	1.06	1.00	7,020
Total Building Value:												398,700		

Sale Date: 02/28/2025
Sale Price: 409,900

Deed Date: 02/28/2025
Volume:

File#: 211469
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Buyer: JOHNSON ALSTON H & VONESSA EMMANUEL
Seller: PND VENTURES LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
415,700	370,580	0.9041	1.0141	B	57060	INT	0	0.198	398,700

Parcel Id: 42468
Sale #:5

Acct Number: 57060-00002-00000-003100

Cat Code: A1

Loc Code: 31

Address: 6707 HAIDER AVE

Legal 1: LT 31 TANGLEWILDE SEC 3

Land	Seq	Class	Ag_Class		Acres	Sqft	Front_Ft_Avg		Depth Per	Real Value	Ag Value	Total Value		
	1	FV57060			0.20	0	0.00		0.00	17,000	0	17,000		
Total Land Taxable Value:											17,000			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	0	2010	RES MAS	M5	1,421	1.20	1.00		0.98	1.00	1.06	1.00	182,150
	2	0	2010	RMSTR2	M5	665	1.20	1.00		0.98	1.00	1.06	1.00	71,610
	3	0	2010	GARAGE-FIN	M5	400	1.20	1.00		0.98	1.00	1.06	1.00	12,760
	4	0	2010	PORCH	M5	25	1.20	1.00		0.98	1.00	1.06	1.00	500
	5	0	2012	PORCH	F5	220	1.20	1.00		0.98	1.00	1.06	1.00	4,210
	6	0	2014	STORAGE	42	80	1.20	1.00		0.95	1.00	1.06	1.00	540
Total Building Value:											271,770			

Sale Date: 01/24/2025
Sale Price: 287,000

Deed Date: 01/24/2025
Volume:

File#: 210532
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Buyer: ESTRADA ALICIA J & HARON J AGUILAR
Seller: FAULK JASON J

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
288,770	248,870	0.8671	1.0062	B	57060	T	0	0.198	271,770

Parcel Id: 42472
Sale #:6

Acct Number: 57060-00002-00000-003500

Cat Code: A1

Loc Code: 31

Address: 9710 CRYSTAL BLVD

Legal 1: LT 35 TANGLEWILDE SEC 3

Sales Ratio Detail

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	FV57060		0.22	0	0.00		0.00	17,000	0	17,000

Total Land Taxable Value: 17,000

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2004	0	RES MAS	M5	1,953	1.20	1.00		0.97	1.00	1.06	1.00	247,790
	2	2004	0	RMSTR2	M5	1,250	1.20	1.00		0.97	1.00	1.06	1.00	133,220
	3	2004	0	PORCH	M5	10	1.20	1.00		0.97	1.00	1.06	1.00	200
	4	2004	0	GARAGE-DET	MF3	477	1.20	1.00		0.97	1.00	1.06	1.00	23,130
	5	2004	0	CONCRETE	1	139	1.20	1.00		0.92	1.00	1.06	1.00	1,140
	6	2004	0	PORCH	M5	114	1.20	1.00		0.97	1.00	1.06	1.00	2,260

Total Building Value: 407,740

Sale Date: 02/13/2025

Deed Date: 02/13/2025

File#: 211086

Buyer: LEGER JO ANNE

Sale Price: 392,000

Volume:

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Seller: ABBOTT ERNEST A JR

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
424,740	378,590	0.9658	1.0835	B	57060	T	0	0.215	407,740

Parcel Id: 56671

Acct Number: 57070-00200-00100-000200

Cat Code: A1

Loc Code: 31

Address: 6715 HAIDER AVE

Sale #:9

Legal 1: BLK 1 LT 2 TANGLEWILDE SEC 4 MINOR PLAT

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	FV57070		0.24	0	0.00		1.00	30,000	0	30,000

Total Land Taxable Value: 30,000

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2023	2024	RES MAS	M5+	2,481	1.20	1.00		1.00	1.00	1.06	1.00	328,650
	2	2023	2024	GARAGE-FIN	M5+	588	1.20	1.00		1.00	1.00	1.06	1.00	20,910
	3	2023	2024	PORCH	M5+	150	1.20	1.00		1.00	1.00	1.06	1.00	3,380
	4	2023	2024	PORCH	M5+	154	1.20	1.00		1.00	1.00	1.06	1.00	3,480

Total Building Value: 356,420

Sale Date: 04/26/2024

Deed Date: 04/26/2024

File#: 202698

Buyer: JAMES APRIL & ANDREW JR

Sale Price: 399,900

Volume:

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Seller: MIRELES SERGIO

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
386,420	359,130	0.8980	0.9663	B		T	0	0.243	356,420