

Sales Ratio Recap Selection Page

Run Date 4/15/2024
3:11:57PM

Description:

Order: Account

SELECTION CRITERIA

Year Run: 2024

Jurisdiction 00-FREESTONE CAD

(NOT) Property_Type LIKE M

Type in (MH108, MH112, MH114, MH116, MH118, MH120, MH124, MH128, MH132, MH136, MH208, MH212, MH214, MH216, MH218, MH220, MH224, MH228, MH232, MH236, MH308, MH312, MH314, MH316, MH318, MH320, MH324, MH328, MH332, MH336, MH408, MH412, MH414, MH416, MH418, MH420, MH424, MH428, MH432, MH436, MH510, MH512, MH514, MH516, MH518, MH520, MH524, MH528, MH532, MH536)

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

Sale_Date greater than/equal to 1/1/2023 12:00:00 AM And Sale_Date less than/equal to 12/31/2024 12:00:00 AM

Is_Valid_Transaction = true

Sales Ratio One Line List

<u>Account Number</u>	<u>Parcel ID</u>	<u>Current Ratio</u>	<u>Current Median</u>	<u>Current Deviation</u>	<u>Sale Ratio</u>	<u>Sale Median</u>	<u>Sale Deviation</u>	<u>Adjusted Price</u>	<u>Appraised Value</u>
00002-00147-38000-000000	1237	1.0347	1.00	0.03	1.0500	0.73	0.32	155,000	160,379
00003-00209-02000-000000	47543	0.8693	1.00	0.13	0.7906	0.73	0.06	165,000	143,431
00007-00093-00000-000000	2923	0.9539	1.00	0.05	0.9594	0.73	0.22	300,000	286,158
00007-00136-00000-000000	2981	1.0281	1.00	0.03	0.8594	0.73	0.12	180,000	185,057
00007-00150-01000-000000	51141	1.3530	1.00	0.35	1.5437	0.73	0.81	120,000	162,360
00023-09061-00000-000000	5438	0.7467	1.00	0.25	0.4977	0.73	0.24	95,000	70,940
00032-00006-00000-000000	7318	0.9739	1.00	0.03	1.0314	0.73	0.30	65,000	63,305
00060-00011-04000-000000	8602	0.8522	1.00	0.15	0.3396	0.73	0.40	265,000	225,840
00116-00069-00000-000000	9504	0.9823	1.00	0.02	0.6246	0.73	0.11	240,000	235,755
00360-00009-03100-000000	64531	1.1630	1.00	0.16	1.0638	0.73	0.33	150,000	174,447
00375-00005-00000-000000	13056	0.9122	1.00	0.09	0.1413	0.73	0.59	250,000	228,056
00410-00014-00000-000000	13653	1.0689	1.00	0.07	0.4053	0.73	0.33	675,000	721,521
00418-00025-03000-000000	69086	1.0000	1.00	0.00	0.4930	0.73	0.24	50,000	50,000
00526-00001-03000-000000	69244	1.0891	1.00	0.09	0.7439	0.73	0.01	195,000	212,379
00554-00003-00000-000000	15852	0.9975	1.00	0.00	0.6824	0.73	0.05	293,000	292,272
00556-00007-02000-000000	60197	0.9308	1.00	0.07	0.1112	0.73	0.62	161,000	149,862
00748-00041-01000-000000	55995	0.8215	1.00	0.18	0.7445	0.73	0.01	215,000	176,612
00874-00020-00000-000000	18100	0.6994	1.00	0.30	0.7067	0.73	0.03	270,000	188,827
33025-00009-00000-000000	16375	1.0000	1.00	0.00	1.0000	0.73	0.27	15,000	15,000
33072-00054-01160-000000	2126	1.0861	1.00	0.09	0.6432	0.73	0.09	96,000	104,265
33072-00109-00000-000000	2103	0.9797	1.00	0.02	0.8263	0.73	0.09	90,000	88,175
33100-00365-01000-000000	62380	0.8110	1.00	0.19	0.1416	0.73	0.59	133,000	107,868
33100-00417-18000-000000	21820	0.9292	1.00	0.07	0.5201	0.73	0.21	170,000	157,959
33107-00054-00000-000000	22060	1.4120	1.00	0.41	1.4794	0.73	0.74	72,000	101,664
33107-00073-00000-000000	22148	1.2516	1.00	0.25	1.3748	0.73	0.64	85,000	106,388
33107-00080-00000-000000	21993	1.4019	1.00	0.40	1.4028	0.73	0.67	100,000	140,186
33107-00157-01000-000000	22159	0.8415	1.00	0.16	0.7254	0.73	0.01	193,000	162,405
33271-00041-00100-000000	52858	1.2310	1.00	0.23	0.8973	0.73	0.16	95,000	116,948
35019-00004-00000-000000	66620	1.1667	1.00	0.17	0.6891	0.73	0.05	30,000	35,000
40018-00007-01000-000000	62844	1.2012	1.00	0.20	0.3875	0.73	0.35	8,000	9,610
40021-00011-01000-000000	22715	1.0000	1.00	0.00	1.5972	0.73	0.86	2,500	2,500
43078-00006-00000-000000	24753	0.6986	1.00	0.30	0.4968	0.73	0.24	123,000	85,931
63055-00535-00000-000000	20092	1.0336	1.00	0.03	1.3051	0.73	0.57	155,000	160,208
63065-00028-00000-000000	20250	1.0078	1.00	0.01	0.4446	0.73	0.29	23,900	24,086
63088-05018-00000-000000	21158	1.0822	1.00	0.08	1.1253	0.73	0.39	207,000	224,008
63088-06007-00000-000000	21186	1.0046	1.00	0.00	0.5652	0.73	0.17	230,000	231,048

Sale Ratio Recap Summary

Description	Current	Sale	
Sum of Current Ratio	36.6152	28.4102	Sum of Sale Ratio
Total Number Sales	36	36	
Low Ratio	0.6986	0.1112	
Highest Ratio	1.4120	1.5972	
Range	0.71	1.49	
Mean	1.0171	0.7892	
Median	1.0000	0.7347	
Absolute Deviation	4.6158	11.1796	
Average Deviation	0.1282	0.3105	
Standard Deviation	0.1761	0.3959	
Coefficient of Dispersion	12.8217	42.2682	
Total Sale Prices	5,672,400	5,672,400	
Total Mkt Value	5,600,450	3,994,076	
Weighted Mean	0.9873	0.7041	

**Sales Ratio
Selection Page**

Run Date: 4/15/2024 3:12:22PM

Description:

Order: Account

SELECTION CRITERIA

Year Run: 2024

Jurisdiction 00-FREESTONE CAD

(NOT) Property_Type LIKE M

Type in (MH108, MH112, MH114, MH116, MH118, MH120, MH124, MH128, MH132, MH136, MH208, MH212, MH214, MH216, MH218, MH220, MH224, MH228, MH232, MH236, MH308, MH312, MH314, MH316, MH318, MH320, MH324, MH328, MH332, MH336, MH408, MH412, MH414, MH416, MH418, MH420, MH424, MH428, MH432, MH436, MH510, MH512, MH514, MH516, MH518, MH520, MH524, MH528, MH532, MH536)

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

Sale_Date greater than/equal to 1/1/2023 12:00:00 AM And Sale_Date less than/equal to 12/31/2024 12:00:00 AM

Is_Valid_Transaction = true

Sales Ratio Detail

Parcel Id: 1237
Sale #:5

Acct Number: 00002-00147-38000-000000

Cat Code: E1 E2M Loc Code: 11
Legal 1: J Y AGUILERA A-2

Address: 261 FCR 257

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RRF		11.05	0	0.00		1.00	138,028	0	138,028

Total Land Taxable Value: 138,028

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2017	0	MH216	TAG	416	1.00	1.00	NV	0.00	1.00	1.17	1.00	0
	2	2017	1980	PFBL	SHEL	180	1.00	1.00	NV	0.00	1.00	1.17	1.00	0
	3	2017	1980	PFBL	SHEL	180	1.00	1.00	NV	0.00	1.00	1.17	1.00	0
	4	2017	1980	MPBDL	WALL	64	1.00	1.00	NV	0.00	1.00	1.17	1.00	0
	5	2023	0	MPBSA	SHEL	480	1.00	1.00	40E	1.00	1.00	1.17	1.00	16,163
	6	2019	0	PFBA	SHEL	384	1.00	1.00	20E	0.97	1.00	1.17	1.00	6,188

Total Building Value: 22,351

Sale Date: 04/27/2023
Sale Price: 155,000

Deed Date: 05/05/2023
Volume:

File#: 2301864
Page:

Buyer: AMY LOUIE JOHN
Seller: BENNETT SHERRI DAY ETAL

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
160,379	162,747	1.0500	1.0347		FISD	MLS	0	11.050	22,351

Parcel Id: 47543
Sale #:9

Acct Number: 00003-00209-02000-000000

Cat Code: E1 E2M Loc Code: 18
Legal 1: D AVANT A-3

Address: 148 FCR 482

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RRBDO		4.77	0	0.00		1.00	71,580	0	71,580

Total Land Taxable Value: 71,580

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2018	0	MH216	LA	1,216	1.00	1.00	MH2G	0.90	1.00	1.08	1.00	71,851

Total Building Value: 71,851

Sale Date: 09/14/2023
Sale Price: 165,000

Deed Date: 09/14/2023
Volume:

File#: 2303903
Page:

Buyer: WILBANKS DEEON & JODIE D
Seller: HARP DEAVAN

Notes:

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
143,431	130,441	0.7906	0.8693		DISD	MLS	0	4.772	71,851

Parcel Id: 61792
Sale #:1

Acct Number: 00007-00093-01160-002015

Cat Code: M1 Loc Code: 20
Legal 1: MOBILE HOME ONLY

Address: 704 FM 1366

Multi Parcel Sale

Parcel Id: 2923
Sale #:5

Acct Number: 00007-00093-00000-000000

Cat Code: E1 E2M Loc Code: 20
Legal 1: M DECANTONA A-7

Address: 704 FM 1366

Multi Parcel Sale *Primary Parcel*

Sales Ratio Detail

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RRT		3.00	0	0.00		1.00	29,062	0	29,062
	2	RRT		16.82	0	0.00		0.00	148,926	0	148,926

Total Land Taxable Value: 177,988

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	0	2017	MPBSA	WALL	560	1.00	1.00	40A	0.93	1.00	1.09	1.00	8,328
	2	1970	0	MH114	LA	1,120	1.00	1.00	NV	0.00	1.00	1.09	1.00	0
	3	1970	0	PFBA	SHEL	80	1.00	1.00	NV	0.00	1.00	1.09	1.00	0
	4	1970	0	MH112	LA	912	1.00	1.00	NV	0.00	1.00	1.09	1.00	0
	5	2014	0	PFBA	SHEL	80	1.00	1.00	20A	0.60	1.00	1.09	1.00	743
	6	0	1970	PORCH01	OPEN	192	1.00	1.00	NV	0.00	1.00	1.09	1.00	0
	7	2012	0	MH332	LA	1,664	1.00	1.00	MH3G	0.82	1.00	1.09	1.00	95,900
	8	2021	0	PORCH03	OPEN	96	1.00	1.00	MH3G	0.94	1.00	1.09	1.00	3,199

Total Building Value: 108,170

Sale Date: 01/18/2024
Sale Price: 300,000

Deed Date: 01/22/2024
Volume:

File#: 2400515
Page:

Buyer: TOVAR DANIEL
Seller: ANDERSON WILLIAM S

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
286,158	287,832	0.9594	0.9539		TISD	MLS	0	19.820	108,170

Parcel Id: 2981
Sale #:8

Acct Number: 00007-00136-00000-000000

Cat Code: E1 E2M Loc Code: 20
Legal 1: M DECANTONA A-7

Address: 543 FCR 975

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RRT		2.90	0	0.00		1.00	40,200	0	40,200
	2	RRT		1.00	0	0.00		1.00	13,000	0	13,000
	3	RRT		6.10	0	0.00		0.00	79,300	0	79,300

Total Land Taxable Value: 132,500

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1996	2000	MH228	LA	1,680	1.00	1.00	MH2A	0.43	1.00	1.09	1.00	50,465
	2	0	0	DECK01	W	64	1.00	1.00		0.95	1.00	1.09	1.00	2,092
	3	2011	0	MPBDL	SHEL	16	1.00	1.00	NV	0.00	1.00	1.09	1.00	0
	4	0	0	FVO		320	1.00	1.00		1.00	1.00	1.09	1.00	0

Total Building Value: 52,557

Sale Date: 08/30/2023
Sale Price: 180,000

Deed Date: 08/31/2023
Volume:

File#: 2303708
Page:

Buyer: CARDENAS ABRAHAM & AMBER
Seller: GRIFFIN STEPHAN HUNTER

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
185,057	154,694	0.8594	1.0281		TISD	DSL	0	10.000	52,557

Parcel Id: 51141
Sale #:9

Acct Number: 00007-00150-01000-000000

Cat Code: D1 E2M Loc Code: 20
Legal 1: M DECANTONA A-7

Address: 1514 W HWY 84

Sales Ratio Detail

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RRT		0.50	0	0.00		1.00	8,416	0	8,416
	2	RRT	ANPP	11.17	0	0.00		0.00	132,152	1,150	132,152
Total Land Taxable Value:											140,568

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1997	0	MH228	LA	1,680	1.00	1.00	MH2U	0.16	1.00	1.09	1.00	18,778
	2	1997	0	PORCH02	OPEN	336	1.00	1.00	MH2U	0.16	1.00	1.09	1.00	1,440
	3	1997	0	CARPORT02	FRAM	480	1.00	1.00	MH2U	0.16	1.00	1.09	1.00	1,574
	4	2012	0	MPBDL	WALL	144	1.00	1.00	NV	0.00	1.00	1.09	1.00	0
	5	0	0	MPBDL	WALL	96	1.00	1.00	NV	0.00	1.00	1.09	1.00	0
	6	0	0	MPBSL	CAN	150	1.00	1.00	NV	0.00	1.00	1.09	1.00	0
	7	2012	0	MPBDL	WALL	180	1.00	1.00	NV	0.00	1.00	1.09	1.00	0
	8	0	0	MPBDL	SHEL	2,400	1.00	1.00	NV	0.00	1.00	1.09	1.00	0
	9	2012	0	MPBDL	SHEL	144	1.00	1.00	NV	0.00	1.00	1.09	1.00	0
	10	0	0	MPBDL	WALL	240	1.00	1.00	NV	0.00	1.00	1.09	1.00	0
	11	0	0	MPBDL	CAN	80	1.00	1.00	NV	0.00	1.00	1.09	1.00	0
Total Building Value:														21,792

Sale Date: 10/06/2023
Sale Price: 120,000

Deed Date: 10/06/2023
Volume:

File#: 2304227
Page:

Buyer: BROTHERTON BILLY JIM & TINA
Seller: SCHUSTERS KARLA K

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
162,360	185,244	1.5437	1.3530		TISD	DSL	0	12.500	21,792

Parcel Id: 5438
Sale #:6

Acct Number: 00023-09061-00000-000000

Cat Code: F1

Loc Code: 03

Address: 420 W COMMERCE ST

Legal 1: I H REED

A-23

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RFFC05		0.35	0	0.00		1.00	36,400	0	36,400
Total Land Taxable Value:											36,400

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1983	1990	MH328	LA	1,512	1.00	1.00	MH3A	0.31	1.00	0.98	1.00	32,145
	2	1983	1990	PORCH03	OPEN	160	1.00	1.00	MH3A	0.31	1.00	0.98	1.00	1,505
	3	0	0	PFBL	SHEL	80	1.00	1.00		1.00	1.00	0.98	1.00	890
Total Building Value:														34,540

Sale Date: 01/10/2024
Sale Price: 95,000

Deed Date: 01/11/2024
Volume:

File#: 2400109
Page:

Buyer: SALAS MORGAN D
Seller: HALL BILLIE JOANN

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
70,940	47,286	0.4977	0.7467		FCOM	DSL	0	0.350	34,540

Parcel Id: 7318
Sale #:5

Acct Number: 00032-00006-00000-000000

Cat Code: A2

Loc Code: 15

Address: 2010 HWY 84

Legal 1: S SANCHEZ

A-32

Sales Ratio Detail

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value		
1		RRBDO		1.00	0	0.00			1.00	17,500	0	17,500		
Total Land Taxable Value:											17,500			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
1		2017	0	MH116	LA	1,080	1.00	1.00	MH1G	0.84	1.00	1.08	1.00	45,805
Total Building Value:													45,805	

Sale Date: 05/12/2023
Sale Price: 65,000

Deed Date: 05/26/2023
Volume: File#: 2302174
Page:

Buyer: CARGILL MARK W
Seller: ROBINSON SHAQUILLE LADARYL &

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
63,305	67,040	1.0314	0.9739		OISD	DSL	0	1.000	45,805

Parcel Id: 8602
Sale #:8

Acct Number: 00060-00011-04000-000000
Cat Code: A2
Legal 1: W A BISHOP

Loc Code: 11
A-60
Address: 203 FCR 190

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value		
1		RRF		2.03	0	0.00			1.00	32,950	0	32,950		
2		RRF		1.13	0	0.00			1.00	16,950	0	16,950		
Total Land Taxable Value:											49,900			
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
1		1997	2023	MH228	LA	2,016	1.00	1.00	MH2G	0.98	1.00	1.17	1.00	137,976
2		1997	2023	PORCH02	OPEN	320	1.00	1.00	MH2G	0.98	1.00	1.17	1.00	9,019
3		1997	2023	PORCH02	OPEN	112	1.00	1.00	MH2G	0.98	1.00	1.17	1.00	3,601
4		0	1997	MPBDL	WALL	1,280	1.00	1.00	40A	0.51	1.00	1.17	1.00	5,354
5		0	1997	PFBA	CAR	400	1.00	1.00	20A	0.20	1.00	1.17	1.00	579
6		0	1997	MPBDL	SHEL	1,344	1.00	1.00	40A	0.51	1.00	1.17	1.00	6,416
7		2021	0	PFBG	SHEL	624	1.00	1.00	40E	1.00	1.00	1.17	1.00	12,995
Total Building Value:													175,940	

Sale Date: 08/01/2023
Sale Price: 265,000

Deed Date: 08/02/2023
Volume: File#: 2303118
Page:

Buyer: REA JESUS
Seller: STONE DENNIS JOE

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
225,840	89,986	0.3396	0.8522		FISD	MLS	0	3.160	175,940

Parcel Id: 9504
Sale #:6

Acct Number: 00116-00069-00000-000000
Cat Code: A2
Legal 1: I CARRODINE

Loc Code: 11
A-116
Address: 125 FCR 602

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value
2		RRF		4.18	0	0.00			1.00	54,037	0	54,037
1		RRF		5.00	0	0.00			1.00	67,199	0	67,199
3		RRF		0.91	0	0.00			1.00	11,775	0	11,775
Total Land Taxable Value:											133,011	

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1984	2000	MH228	LA	1,680	1.00	1.00	MH2G	0.55	1.00	1.17	1.00	65,546
	2	1997	2000	MH228	TAG	240	1.00	1.00	MH2G	0.55	1.00	1.17	1.00	7,653
	3	1997	2000	PORCH02	OPEN	120	1.00	1.00	MH2G	0.55	1.00	1.17	1.00	2,153
	4	1984	2000	PORCH02	OPEN	120	1.00	1.00	MH2G	0.55	1.00	1.17	1.00	2,153
	5	0	2011	MPBDL	SHEL	312	1.00	1.00	40A	0.84	1.00	1.17	1.00	2,959
	6	0	2014	PFBA	CAR	600	1.00	1.00	20A	0.60	1.00	1.17	1.00	2,607
	7	0	1995	PFBL	SHEL	128	1.00	1.00	20A	0.20	1.00	1.17	1.00	340
	8	0	2011	CARPORT02	MET	750	1.00	1.00	25A	0.60	1.00	1.17	1.00	7,819
	9	2010	0	MPBDL	CAN	336	1.00	1.00	40A	0.82	1.00	1.17	1.00	1,370
	10	2011	0	MPBDL	WALL	512	1.00	1.00	40A	0.84	1.00	1.17	1.00	4,222
	11	0	1995	PFBL	SHEL	128	1.00	1.00	20A	0.20	1.00	1.17	1.00	340
	12	0	0	TSPACE	LOW	2	1.00	1.00		1.00	1.00	1.17	1.00	5,582

Total Building Value: 102,744

Sale Date: 04/07/2023
Sale Price: 240,000

Deed Date: 04/10/2023
Volume:

File#: 2301288
Page:

Buyer: LAUGHRIN CLINT & KALA RAE
Seller: PITTMAN JERRY M & BRENDA B LIFE ESTATE

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
235,755	149,903	0.6246	0.9823		FISD	MLS	0	10.086	102,744

Parcel Id: 64531
Sale #: 7

Acct Number: 00360-00009-03100-000000

Cat Code: E1 E2S
Legal 1: T KAINÉ

Loc Code: 02
A-360

Address: 143 FCR 391

Land	Seq	Class	Ag Class	Acres	Sqft	Front	Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RRBDO		7.37	0	0.00				1.00	106,063	0	106,063

Total Land Taxable Value: 106,063

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1971	1990	RF02	LA	720	1.00	1.00	A	0.61	1.00	1.08	1.00	43,098
	2	1971	1990	RF02	LA	144	1.00	1.00	A	0.61	1.00	1.08	1.00	8,620
	3	1971	1990	RF02	LA	48	1.00	1.00	A	0.61	1.00	1.08	1.00	2,873
	4	1971	1990	PORCH02	OPEN	40	1.00	1.00	A	0.61	1.00	1.08	1.00	855
	5	1971	1990	PORCH01	OPEN	24	1.00	1.00	A	0.61	1.00	1.08	1.00	314
	6	1971	1990	PORCH01	OPEN	48	1.00	1.00	A	0.61	1.00	1.08	1.00	557
	7	1990	1990	DECK01	W	200	1.00	1.00	A	0.61	1.00	1.08	1.00	2,826
	8	0	2010	PFBA	SHEL	450	1.00	1.00		0.80	1.00	1.08	1.00	5,521
	9	0	2010	MPBDL	CAN	280	1.00	1.00	NV	0.00	1.00	1.08	1.00	0
	10	0	1990	MH114	LA	616	1.00	1.00	MH1F	0.10	1.00	1.08	1.00	3,720

Total Building Value: 68,384

Sale Date: 08/04/2023
Sale Price: 150,000

Deed Date: 08/04/2023
Volume:

File#: 2303159
Page:

Buyer: DISANTO ANTHONY
Seller: CHALKER CHARLES & CYNTHIA

Notes:

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
174,447	159,574	1.0638	1.1630		BISD	DSL	0	7.370	68,384

Sales Ratio Detail

Parcel Id: 13056
Sale #:8

Acct Number: 00375-00005-00000-000000

Cat Code: E1 E2M
Legal 1: R LAWSON

Loc Code: 20
A-375

Address: 376 HWY 179

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RRT		2.51	0	0.00		1.00	40,150	0	40,150

Total Land Taxable Value: 40,150

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2022	0	PFBL	SHEL	160	1.00	1.00		1.00	1.00	1.09	1.00	1,979
	2	1960	0	MPBDL	WALL	250	1.00	1.00	NV	0.00	1.00	1.09	1.00	0
	3	2022	0	MPBDL	CAN	289	1.00	1.00		0.30	1.00	1.09	1.00	402
	4	1980	0	MPBDL	SHEL	16	1.00	1.00	NV	0.00	1.00	1.09	1.00	0
	5	2022	0	MH432	LA	2,432	1.00	1.00	MH4G	0.97	1.00	1.09	1.00	183,518
	6	2022	0	PORCH01	OPEN	120	1.00	1.00	MH1G	0.96	1.00	1.09	1.00	2,007

Total Building Value: 187,906

Sale Date: 07/14/2023
Sale Price: 250,000

Deed Date: 07/18/2023
Volume:

File#: 2302948
Page:

Buyer: COPELAND BRANDON ERIC & ASHLEY ROSE
Seller: HALL TIMOTHY & BRITTNEY

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
228,056	35,329	0.1413	0.9122		TISD	MLS	0	2.510	187,906

Parcel Id: 45085
Sale #:4

Multi Parcel Sale

Acct Number: 00410-00014-01160-000000

Cat Code: M1
Legal 1: MOBILE HOME ONLY

Loc Code: 11

Address: 151 FM 3059

Parcel Id: 13653
Sale #:6

*Multi Parcel Sale *Primary Parcel**

Acct Number: 00410-00014-00000-000000

Cat Code: D1 E2M
Legal 1: J L MOSS

Loc Code: 11
A-410

Address: 151 FM 3059

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RRF		1.00	0	0.00		1.00	16,593	0	16,593
	2	RRF	AIPP	8.61	0	0.00		0.00	99,816	927	99,816
	3	RRF	AWPP	2.40	0	0.00		1.00	27,823	198	27,823

Total Land Taxable Value: 144,232

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1987	0	OFFICEDL	CAN	300	1.00	1.00	50A	0.47	1.00	1.17	1.00	3,184
	2	1987	0	OFFICEDL	MAIN	280	1.00	1.00	50A	0.47	1.00	1.17	1.00	16,724
	3	1987	2003	MPBCG	SHEL	5,814	1.00	1.00	40A	0.68	1.00	1.17	1.00	176,884
	4	0	0	SLAB		456	1.00	1.00		1.00	1.00	1.17	1.00	2,134
	5	1987	2003	MPBSA	CAN	544	1.00	1.00	40A	0.68	1.00	1.17	1.00	4,523
	6	1987	2003	MPBSA	CAN	20,640	1.00	1.00	40A	0.68	1.00	1.17	1.00	171,601
	7	1987	2003	MPBSA	CAN	3,215	1.00	1.00	40A	0.68	1.00	1.17	1.00	26,730
	8	1990	0	MH332	LA	2,432	1.00	1.00	MH3A	0.31	1.00	1.17	1.00	48,718
	9	1990	0	PORCH03	OPEN	432	1.00	1.00	MH3A	0.31	1.00	1.17	1.00	4,430
	10	1990	0	PORCH03	OPEN	744	1.00	1.00	MH3A	0.31	1.00	1.17	1.00	7,629
	11	1990	0	RF02	AG	896	1.00	1.00	A	0.61	1.00	1.17	1.00	15,571
	12	0	0	PFBA	SHEL	128	1.00	1.00	NV	0.00	1.00	1.17	1.00	0
	13	1987	2003	MPBSA	CAN	1,989	1.00	1.00	40A	0.68	1.00	1.17	1.00	16,537
	14	0	2003	MPBSA	CAN	829	1.00	1.00	40A	0.68	0.80	1.17	1.00	5,514
	15	0	0	FVO		20	1.00	1.00	NV	0.00	1.00	1.17	1.00	0
	16	1994	0	MH328	LA	1,792	1.00	1.00	MH3A	0.40	1.00	1.17	1.00	54,915
	17	1994	0	PORCH03	OPEN	384	1.00	1.00	MH3A	0.40	1.00	1.17	1.00	5,080
	18	1994	0	RF02	AG	576	1.00	1.00	A	0.67	1.00	1.17	1.00	11,974
	19	2005	0	MPBDA	SHEL	240	1.00	1.00	40A	0.72	1.00	1.17	1.00	5,141

Total Building Value: 577,289

Sale Date: 02/16/2023
Sale Price: 675,000

Deed Date: 02/17/2023
Volume:

File#: 2300594
Page:

Buyer: DEVANNA RAYMOND ROBERT & JENNIFER ANNE
Seller: DONOHOO DENNIS

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
721,521	273,569	0.4053	1.0689		FISD	MLS	0	12.010	577,289

Parcel Id: 69086
Sale #:11

Acct Number: 00418-00025-03000-000000

Cat Code: E1

Loc Code: 11

Address: FCR 1044

Legal 1: J MATHEWS

A-418 TRACT 2

Land	Seq	Class	Ag Class	Acres	Sqft	Front	Ft Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RRJM	ANPP	2.18	0		0.00		1.00	50,000	224	50,000

Total Land Taxable Value: 50,000

Sale Date: 08/08/2023
Sale Price: 50,000

Deed Date: 08/09/2023
Volume:

File#: 2303226
Page:

Buyer: DRISKELL BOBBY & MATRACA
Seller: TJH DEVELOPEMENTS LLC & BEEP INVESTMENTS LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
50,000	24,650	0.4930	1.0000	L	FISD	MLS	0	2.180	22,208

Parcel Id: 69244
Sale #:7

Acct Number: 00526-00001-03000-000000

Cat Code: E1 E2M

Loc Code: 20

Address: PR 973

Legal 1: J ROBBINS

A-526

Sales Ratio Detail

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value				
	1	RRT	ANPP	24.75	0	0.00	1.00	202,455	2,549	202,455				
	2	RRT		0.25	0	0.00	1.00	4,545	0	4,545				
Total Land Taxable Value:										207,000				
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1980	0	MH112	LA	924	1.00	1.00	MH1F	0.10	1.00	1.09	1.00	5,379
	2	0	0	CARPORT01	FRAM	600	1.00	1.00	NV	0.00	1.00	1.09	1.00	0
Total Building Value:														5,379

Sale Date: 10/13/2023
Sale Price: 195,000

Deed Date: 10/13/2023
Volume:

File#: 2304372
Page:

Buyer: MCGOWAN ERIC & AMANDA
Seller: LEHMAN ALBERT & BRENDA S

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
212,379	145,064	0.7439	1.0891		TISD	MLS	0	25.000	5,379

Parcel Id: 15855 Acct Number: 00374-00022-00000-000000 Cat Code: D1 Loc Code: 20 Address: HWY 179
Sale #:6 **Multi Parcel Sale** Legal 1: S J LAUDERDALE A-374

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RRT	ANPP	2.00	0	0.00	1.00	18,019	206	18,019
Total Land Taxable Value:										18,019

Parcel Id: 68760 Acct Number: 00554-00003-00160-002023 Cat Code: Loc Code: 20 Address: 221 FM 179
Sale #:1 **Multi Parcel Sale** Legal 1: MH ONLY

Parcel Id: 15852 Acct Number: 00554-00003-00000-000000 Cat Code: D1 E2M Loc Code: 20 Address: 221 HWY 179
Sale #:9 **Multi Parcel Sale *Primary Parcel*** Legal 1: T P SHAPARD A-554

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value				
	1	RRT	AIPP	11.00	0	0.00	1.00	101,605	1,185	101,605				
	2	RRT		5.66	0	0.00	1.00	53,494	0	53,494				
Total Land Taxable Value:										155,099				
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	0	0	MPBSL	CAN	1,920	1.00	1.00		1.00	1.00	1.09	1.00	9,669
	2	0	1980	PFBL	SHEL	96	1.00	1.00	NV	0.00	1.00	1.09	1.00	0
	3	0	0	PFBA	SHEL	160	1.00	1.00		1.00	1.00	1.09	1.00	2,476
	4	1999	2014	MH328	LA	1,568	1.00	1.00	MH3G	0.86	1.00	1.09	1.00	101,390
	5	2004	2014	PORCH03	OPEN	120	1.00	1.00	MH3G	0.86	1.00	1.09	1.00	3,585
	6	1999	2014	FIREPLAC03	MOB	1	1.00	1.00	MH3G	0.86	1.00	1.09	1.00	2,034
Total Building Value:														119,154

Sales Ratio Detail

Sale Date: 01/25/2023
Sale Price: 293,000

Deed Date: 01/31/2023
Volume:

File#: 2300349
Page:

Buyer: HERRERA YANET GONZALEZ
Seller: HALL TIMOTHY WAYNE

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
292,272	199,932	0.6824	0.9975		TISD	MLS	0	18.660	119,154

Parcel Id: 60197
Sale #: 2

Acct Number: 00556-00007-02000-000000 **Cat Code:** E1 E2M **Loc Code:** 20 **Address:** 802 FCR 601
Legal 1: J SANCHEZ **A-556**

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value		
	1	RRT		1.28	0	0.00			1.00	21,760	0	21,760		
Total Land Taxable Value:												21,760		
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2013	0	MH332	LA	1,920	1.00	1.00	MH3G	0.83	1.00	1.09	1.00	105,924
	2	2013	0	FIREPLAC03	MOB	1	1.00	1.00	MH3G	0.83	1.00	1.09	1.00	1,963
	3	2013	0	PFBG	SHEL	384	1.00	1.00	20A	0.55	1.00	1.09	1.00	4,098
	4	2013	0	PFBG	SHEL	384	1.00	1.00	20A	0.55	1.00	1.09	1.00	4,098
	5	2013	0	CARPORT01	MET	650	1.00	1.00	25A	0.68	1.00	1.09	1.00	4,721
	6	0	2013	PFBA	CAR	630	1.00	1.00	20A	0.55	1.00	1.09	1.00	2,338
	7	2013	0	DECK02	W	96	1.00	1.00	MH2G	0.83	1.00	1.09	1.00	2,405
	8	2013	0	DECK02	W	96	1.00	1.00	MH2G	0.83	1.00	1.09	1.00	2,405
	9	0	2013	PFBA	SHEL	480	1.00	1.00	20A	0.55	1.00	1.09	1.00	4,086
Total Building Value:												132,038		

Sale Date: 04/28/2023
Sale Price: 161,000

Deed Date: 05/03/2023
Volume:

File#: 2301827
Page:

Buyer: KLENK FAMILY TRUST
Seller: VERETTO DAVID L

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
149,862	17,908	0.1112	0.9308		TISD	MLS	0	1.284	128,102

Parcel Id: 55995
Sale #: 4

Acct Number: 00748-00041-01000-000000 **Cat Code:** E1 E2M **Loc Code:** 11 **Address:** 1676 N FM 80
Legal 1: J C FREEMAN **A-748**

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft	Avg	Depth	Per	Real Value	Ag Value	Total Value		
	1	RRF		1.82	0	0.00			0.00	29,650	0	29,650		
	2	RRF		3.39	0	0.00			0.00	50,511	0	50,511		
Total Land Taxable Value:												80,161		
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2020	0	MH316	LA	1,216	1.00	1.00	MH3G	0.92	1.00	1.17	1.00	83,089
	2	2020	0	DECK02	W	60	1.00	1.00	MH3G	0.92	1.00	1.17	1.00	2,335
	3	2020	0	DECK02	W	16	1.00	1.00	MH3G	0.92	1.00	1.17	1.00	930
	4	2020	0	PFBA	SHEL	160	1.00	1.00	20E	1.00	1.00	1.17	1.00	2,658
	5	2020	0	MPBDL	CAN	1,496	1.00	1.00	40E	1.00	1.00	1.17	1.00	7,439
Total Building Value:												96,451		

Sales Ratio Detail

Sale Date: 08/04/2023
Sale Price: 215,000

Deed Date: 08/08/2023
Volume:

File#: 2303175
Page:

Buyer: JORDAL JOSEPH & TAMI SHARP
Seller: DRISKELL BOBBY & MATRACA

Notes:

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
176,612	160,077	0.7445	0.8215		FISD	MLS	0	5.206	96,451

Parcel Id: 67980
Sale #:1

Acct Number: 00874-00020-00160-002022
Multi Parcel Sale

Cat Code: M1
Legal 1: MH ONLY

Loc Code: 02
Address: 1362 S HWY 75

Parcel Id: 18100
Sale #:6

Acct Number: 00874-00020-00000-000000
Multi Parcel Sale *Primary Parcel*

Cat Code: E1 E2M
Legal 1: G W FRYER

Loc Code: 02
Address: 1362 S HWY 75

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RRBDO		11.78	0	0.00	1.00	114,378	0	114,378
	2	RRBDO		3.24	0	0.00	1.00	30,771	0	30,771

Total Land Taxable Value: 145,149

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2021	0	PFBL	SHEL	160	1.00	1.00		1.00	1.00	1.08	1.00	1,961
	2	0	0	MPBDL	CAN	140	1.00	1.00		1.00	1.00	1.08	1.00	643
	3	0	0	MPBDL	CAN	480	1.00	1.00		1.00	1.00	1.08	1.00	2,203
	4	0	0	MPBDL	CAN	160	1.00	1.00		1.00	1.00	1.08	1.00	734
	5	2022	0	PFBA	SHEL	120	1.00	1.00		1.00	1.00	1.08	1.00	1,840
	6	2013	0	MH116	LA	832	1.00	1.00	MH1G	0.74	1.00	1.08	1.00	33,187
	7	2021	0	PORCH01	OPEN	96	1.00	1.00	MH1G	0.92	1.00	1.08	1.00	1,555
	8	2021	0	PORCH01	OPEN	96	1.00	1.00	MH1G	0.92	1.00	1.08	1.00	1,555

Total Building Value: 43,678

Sale Date: 10/19/2023
Sale Price: 270,000

Deed Date: 10/19/2023
Volume:

File#: 2304448
Page:

Buyer: VARGAS JOSE A
Seller: BRATTON ANGELA E

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
188,827	190,818	0.7067	0.6994		BISD	DSL	0	15.020	43,678

Parcel Id: 16375
Sale #:5

Acct Number: 33025-00009-00000-000000

Cat Code: E1 E2M
Legal 1: BURLESON LAKE

Loc Code: 11
Address: 121 PR 367

A-598/524 UND 1/60 INT

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	FVBLAKE		4.10	0	0.00	1.00	15,000	0	15,000

Total Land Taxable Value: 15,000

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1969	0	MH112	LA	720	1.00	1.00	NV	0.00	1.00	1.13	1.00	0
	2	1980	0	MPBDL	WALL	192	1.00	1.00	NV	0.00	1.00	1.13	1.00	0
	3	0	2008	PFBA	CAR	240	1.00	1.00	NV	0.00	1.00	1.13	1.00	0
	4	1980	0	DECK01	W	24	1.00	1.00	NV	0.00	1.00	1.13	1.00	0
	5	2011	0	MPBSL	WALL	160	1.00	1.00	NV	0.00	1.00	1.13	1.00	0
	6	2011	0	PFBA	SHEL	80	1.00	1.00	NV	0.00	1.00	1.13	1.00	0

Sale Date: 10/06/2023
Sale Price: 15,000

Deed Date: 10/10/2023
Volume:

File#: 2304272
Page:

Buyer: CRIBBS WILLIAM
Seller: NISBETT ROXANNE

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
15,000	15,000	1.0000	1.0000		BLAKE	DSL	0	4.100	0

Parcel Id: 2126
Sale #:9

Acct Number: 33072-00054-01160-000000

Cat Code: M1

Loc Code: 20

Address: 355 FCR 864 GATE 2

Legal 1: MOBILE HOME ONLY LOT 54 GATE 2

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1975	2005	MH212	LA	812	1.00	1.00	MH2G	0.64	1.00	1.13	1.00	44,012
	2	1999	2005	MH212	TAG	200	1.00	1.00	MH2G	0.64	1.00	1.13	1.00	8,331
	3	0	2005	MH228	TAG	918	1.00	1.00	MH2G	0.64	1.00	1.13	1.00	32,850
	4	1975	2005	MH208	TAG	42	1.00	1.00	MH2G	0.64	1.00	1.13	1.00	2,698
	5	1975	2005	PORCH02	OPEN	446	1.00	1.00	MH2G	0.64	1.00	1.13	1.00	7,928
	6	2011	2005	DECK02	W	100	1.00	1.00	MH2G	0.64	1.00	1.13	1.00	1,935
	7	1975	2005	FIREPLAC02	MOB	1	1.00	1.00	MH2G	0.64	1.00	1.13	1.00	1,367
	8	0	2020	PFBA	CAR	240	1.00	1.00	20E	1.00	1.00	1.13	1.00	1,679
	9	0	2013	PFBL	SHEL	136	1.00	1.00	20E	0.65	1.00	1.13	1.00	1,134
	10	0	2003	MPBSL	CAN	60	1.00	1.00	40E	0.80	1.00	1.13	1.00	251
	11	0	2015	PFBL	SHEL	96	1.00	1.00	20E	0.77	1.00	1.13	1.00	948
	12	0	0	MPBSL	CAN	60	1.00	1.00	40E	0.70	1.00	1.13	1.00	219
	13	2011	0	PIERWW	LOW	150	1.00	1.00	25E	0.71	1.00	1.13	1.00	913

Total Building Value: 104,265

Sale Date: 11/09/2023
Sale Price: 96,000

Deed Date:
Volume:

File#:
Page:

Buyer: ADAMS JASON & CRYSTAL
Seller: LINDEMAN BOBBY & BERTIE EST

Notes:

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
104,265	61,746	0.6432	1.0861		TLAKE	MLS	0	0.000	104,265

Parcel Id: 2103
Sale #:7

Acct Number: 33072-00109-00000-000000

Cat Code: M1

Loc Code: 20

Address: 247 CLUB LAKE RD GATE 6

Legal 1: MH ONLY LOT 109 GATE 6

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2008	0	MH216	LA	896	1.00	1.00	MH2G	0.71	1.00	1.13	1.00	45,804
	2	2008	0	MH214	TAG	564	1.00	1.00	MH2G	0.71	1.00	1.13	1.00	24,073
	3	2008	0	PORCH02	OPEN	24	1.00	1.00	MH2G	0.71	1.00	1.13	1.00	678
	4	2008	0	PORCH02	OPEN	280	1.00	1.00	MH2G	0.71	1.00	1.13	1.00	5,522
	5	2011	0	DECK02	W	40	1.00	1.00	MH2G	0.77	1.00	1.13	1.00	1,556
	6	2011	0	RF01	DG	324	1.00	1.00	G	0.91	1.00	1.13	1.00	8,343
	7	2011	0	PIERWW	LOW	176	1.00	1.00	25A	0.60	1.00	1.13	1.00	906
	8	2011	0	PFBL	SHEL	80	1.00	1.00	20A	0.45	1.00	1.13	1.00	462
	9	0	2011	PFBL	SHEL	144	1.00	1.00	20A	0.45	1.00	1.13	1.00	831
Total Building Value:														88,175

Sale Date: 08/09/2023
Sale Price: 90,000

Deed Date:
Volume:

File#:
Page:

Buyer: EMMONS ELIJAH & HOLLY
Seller: CLARK MARK

Notes:

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
88,175	74,364	0.8263	0.9797		TLAKE	MLS	0	0.000	88,175

Parcel Id: 67034

Acct Number: 33100-00365-01160-002020

Cat Code: M1

Loc Code: 11

Address: 190 FCR 1171

Sale #:1 **Multi Parcel Sale**

Legal 1: MH ONLY

Parcel Id: 62380

Acct Number: 33100-00365-01000-000000

Cat Code: A2

Loc Code: 11

Address: 190 FCR 1171

Sale #:2 **Multi Parcel Sale *Primary Parcel***

Legal 1: WESTWOOD - H SHEPHERD A-34 TRACT PT OF 365

Land	Seq	Class	Ag Class	Acres	Sqft	Front	Ft Avg	Depth	Per	Real Value	Ag Value	Total Value		
	1	RWEST01		0.60	0		0.00		0.00	24,631	0	24,631		
Total Land Taxable Value:												24,631		
Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	2019	0	MH216	LA	1,216	1.00	1.00	MH2G	0.92	1.00	1.14	1.00	77,528
	2	2020	0	DECK02	W	16	1.00	1.00	MH2G	0.93	1.00	1.14	1.00	916
	3	2020	0	DECK02	W	32	1.00	1.00	MH2G	0.93	1.00	1.14	1.00	1,685
	4	2020	0	PFBA	SHEL	192	1.00	1.00	20E	1.00	1.00	1.14	1.00	3,108
Total Building Value:														83,237

Sale Date: 03/31/2023
Sale Price: 133,000

Deed Date: 03/31/2023
Volume:

File#: 2301184
Page:

Buyer: DOMINGUEZ HECTOR & SONIA RIOS ESQUIVEL
Seller: BLASSINGAME TEDDY GENE & HALEY CHRISTINA

Notes:

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
107,868	18,838	0.1416	0.8110		WESTU	MLS	0	0.596	83,237

Parcel Id: 21820

Acct Number: 33100-00417-18000-000000

Cat Code: A2

Loc Code: 11

Address: 109 FCR 1235

Sale #:9

Legal 1: WESTWOOD - M PARKS A-517 TRACT 417-418

Sales Ratio Detail

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RWEST01		0.48	0	0.00		1.00	22,337	0	22,337

Total Land Taxable Value: 22,337

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1990	2000	MH428	LA	2,128	1.00	1.00	MH4G	0.68	1.00	1.14	1.00	129,281
	2	0	2000	SLAB		128	1.00	1.00	MH4G	0.68	1.00	1.14	1.00	397
	3	0	2000	SLAB		140	1.00	1.00	MH4G	0.68	1.00	1.14	1.00	434
	4	1990	2000	FIREPLAC04	MOB	1	1.00	1.00	MH4G	0.68	1.00	1.14	1.00	2,240
	5	0	2000	SLAB		144	1.00	1.00	MH4G	0.68	1.00	1.14	1.00	447
	6	0	0	PFBA	CAR	400	1.00	1.00		1.00	1.00	1.14	1.00	2,823

Total Building Value: 135,622

Sale Date: 09/08/2023
Sale Price: 170,000

Deed Date: 09/11/2023
Volume:

File#: 2303859
Page:

Buyer: HERNANDEZ OMERO DOMINQUEZ
Seller: TUCKER JOHN BRIAN & CASEY LYNN

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
157,959	88,414	0.5201	0.9292		WESTU	MLS	0	0.480	135,622

Parcel Id: 22060
Sale #:3

Acct Number: 33107-00054-00000-000000

Cat Code: E1 E2M Loc Code: 11

Address: 115 FCR 536

Legal 1: WILDWOOD - J KORN A-15 TR 54

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RWILD		6.59	0	0.00		1.00	101,664	0	101,664

Total Land Taxable Value: 101,664

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1979	0	MH114	LA	784	1.00	1.00	NV	0.00	1.00	0.99	1.00	0
	2	0	1979	DECK01	W	36	1.00	1.00	NV	0.00	1.00	0.99	1.00	0
	3	0	1979	DECK01	W	36	1.00	1.00	NV	0.00	1.00	0.99	1.00	0
	4	2011	0	MPBDL	SHEL	80	1.00	1.00	NV	0.00	1.00	0.99	1.00	0

Sale Date: 04/21/2023
Sale Price: 72,000

Deed Date: 04/25/2023
Volume:

File#: 2301495
Page:

Buyer: MACIAS ARMANDO
Seller: HODGES RALPH JR

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
101,664	106,518	1.4794	1.4120		WILD	MLS	0	6.580	0

Parcel Id: 22148
Sale #:9

Acct Number: 33107-00073-00000-000000

Cat Code: A2 Loc Code: 11

Address: 103 FCR 527

Legal 1: WILDWOOD - J KORN A-15 TR 73

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RWILD		5.00	0	0.00		1.00	78,040	0	78,040

Total Land Taxable Value: 78,040

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1973	0	RF02	ST	768	1.00	1.00	VP	0.26	0.80	0.99	1.00	3,851
	2	1973	0	RF02	ST	288	1.00	1.00	VP	0.26	0.80	0.99	1.00	1,444
	3	1973	0	PORCH02	OPEN	50	1.00	1.00	VP	0.26	0.80	0.99	1.00	315
	4	1972	0	RF02	DG	576	1.00	1.00	VP	0.25	1.00	0.99	1.00	4,244
	5	1973	0	FIREPLAC01	MET	1	1.00	1.00	VP	0.26	1.00	0.99	1.00	335
	6	1972	0	MH112	LA	600	1.00	1.00	VP	0.25	1.00	0.99	1.00	7,931
	7	1972	0	MH116	LA	416	1.00	1.00	VP	0.25	1.00	0.99	1.00	4,598
	8	1972	0	PORCH01	SCRN	190	1.00	1.00	VP	0.25	1.00	0.99	1.00	956
	9	1972	0	PORCH01	OPEN	128	1.00	1.00	VP	0.25	1.00	0.99	1.00	503
	10	1972	0	PORCH01	OPEN	32	1.00	1.00	VP	0.25	1.00	0.99	1.00	152
	11	1980	0	CARPORT01	FRAM	576	1.00	1.00		0.20	1.00	0.99	1.00	1,166
	12	2011	0	CARPORT01	FRAM	160	1.00	1.00	NV	0.00	1.00	0.99	1.00	0
	13	0	0	MPBDL	SHEL	384	1.00	1.00		0.20	1.00	0.99	1.00	734
	14	0	0	MPBDA	SHEL	378	1.00	1.00		0.20	1.00	0.99	1.00	1,903
	15	0	0	PFBL	SHEL	96	1.00	1.00		0.20	1.00	0.99	1.00	216
	16	2011	0	MPBDA	SHEL	120	1.00	1.00	NV	0.00	1.00	0.99	1.00	0
Total Building Value:														28,348

Sale Date: 02/29/2024
Sale Price: 85,000

Deed Date: 02/29/2024
Volume:

File#: 2401130
Page:

Buyer: ESTRADA MARINO
Seller: PLANK SANDRA JEAN

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
106,388	116,861	1.3748	1.2516		WILD	MLS	0	5.000	28,348

Parcel Id: 42469 Acct Number: 33107-00080-00160-000000
Sale #:4 **Multi Parcel Sale**

Cat Code: M1 Loc Code: 11 Address: 122 FCR 536
Legal 1: MOBILE HOME ONLY

Parcel Id: 21993 Acct Number: 33107-00080-00000-000000
Sale #:8 **Multi Parcel Sale *Primary Parcel***

Cat Code: E1 E2M Loc Code: 11 Address: 122 FCR 536
Legal 1: WILDWOOD - J KORN A-15 TR 80

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	RWILD		7.11	0	0.00	1.00	109,306	0	109,306
Total Land Taxable Value:										109,306

Sales Ratio Detail

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1995	0	MH228	LA	1,680	1.00	1.00	MH2A	0.28	1.00	0.99	1.00	29,846
	2	1995	0	PORCH01	OPEN	192	1.00	1.00	MH1A	0.15	1.00	0.99	1.00	433
	3	1995	0	PORCH01	OPEN	100	1.00	1.00	MH1A	0.15	1.00	0.99	1.00	241
	4	1990	0	CARPORT01	FRAM	576	1.00	1.00	NV	0.00	1.00	0.99	1.00	0
	5	1990	0	RF01	ST	240	1.00	1.00	NV	0.00	1.00	0.99	1.00	0
	6	0	0	MPBDL	CAN	200	1.00	1.00	NV	0.00	1.00	0.99	1.00	0
	7	0	0	MPBDL	CAN	300	1.00	1.00	NV	0.00	1.00	0.99	1.00	0
	8	0	2017	FVODRAWING	ONLY	240	1.00	1.00	NV	0.00	1.00	0.99	1.00	0
	9	2020	0	DECK01	W	16	1.00	1.00	NV	0.00	1.00	0.99	1.00	0
	10	2014	0	PIERWW	LOW	120	1.00	1.00	NV	0.00	1.00	0.99	1.00	0
	11	1995	0	FIREPLAC01	MET	1	1.00	1.00	MH2A	0.28	1.00	0.99	1.00	360
Total Building Value:														30,880

Sale Date: 10/12/2023

Deed Date: 10/20/2023

File#: 2304456

Buyer: GAUNT JEFFREY

Sale Price: 100,000

Volume:

Page:

Seller: GUTOWSKI LAURA LEE LIFE ESTATE

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
140,186	140,285	1.4028	1.4019		WILD	DSL	0	7.110	30,880

Parcel Id: 22159

Sale #:10

Acct Number: 33107-00157-01000-000000

Cat Code: E1 E2M Loc Code: 11

Address: 216 FCR 536

Legal 1: WILDWOOD - J KORN A-15 TR 157

Land	Seq	Class	Ag Class	Acres	Sqft	Front	Ft Avg	Depth	Per	Real Value	Ag Value	Total Value
	2	RWILD	ANPP	1.87	0		0.00		1.00	28,096	193	28,096
	3	RWILD	AWPP	4.18	0		0.00		1.00	62,802	344	62,802
	1	RWILD		1.00	0		0.00		0.00	17,524	0	17,524
Total Land Taxable Value:												108,422

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1999	0	MH216	LA	1,120	1.00	1.00	MH2G	0.49	1.00	0.99	1.00	33,778
	2	1999	0	PORCH02	OPEN	128	1.00	1.00	MH2G	0.49	1.00	0.99	1.00	1,721
	3	0	1999	DECK01	W	96	1.00	1.00	MH2G	0.49	1.00	0.99	1.00	1,157
	4	0	2005	MPBDL	SHEL	520	1.00	1.00	40A	0.72	0.50	0.99	1.00	1,777
	5	0	2008	MPBDL	WALL	400	1.00	1.00	40A	0.78	1.00	0.99	1.00	2,601
	6	2023	0	PFBG	FIN	240	1.00	1.00	40E	1.00	1.00	0.99	1.00	12,949
Total Building Value:														53,983

Sale Date: 09/27/2023

Deed Date: 09/29/2023

File#: 2304116

Buyer: HOLMES PETER J & MICHELLE NAPOLI

Sale Price: 193,000

Volume:

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Seller: STATON LISA

Notes:

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
162,405	140,001	0.7254	0.8415		WILD	MLS	0	7.050	53,983

Parcel Id: 52858

Sale #:4

Acct Number: 33271-00041-00100-000000

Cat Code: E1 E2M Loc Code: 11

Address: 122 FCR 502

Legal 1: MOODY LAND CO II PT TRACT 41

Sales Ratio Detail

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RRF		0.36	0	0.00	0.00		7,621	0	7,621
	2	RRF	ANPP	2.00	0	0.00	0.00		28,848	206	28,848
	3	RRF	AWPP	4.09	0	0.00	0.00		58,922	337	58,922

Total Land Taxable Value: 95,391

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1999	0	MH116	LA	1,216	1.00	1.00	MH1A	0.25	1.00	1.17	1.00	16,151
	2	0	0	DECK01	W	64	1.00	1.00	NV	0.00	1.00	1.17	1.00	0
	3	2011	0	DECK01	W	16	1.00	1.00	NV	0.00	1.00	1.17	1.00	0
	4	2011	0	MPBDA	SHEL	64	1.00	1.00	NV	0.00	1.00	1.17	1.00	0
	5	1990	0	RF01	ST	528	1.00	1.00	P	0.55	1.00	1.17	1.00	5,406
	6	0	0	MPBDL	CAN	200	1.00	1.00	NV	0.00	1.00	1.17	1.00	0

Total Building Value: 21,557

Sale Date: 12/12/2023
Sale Price: 95,000

Deed Date: 12/13/2023
Volume:

File#: 2305457
Page:

Buyer: SCARBOROUGH THOMAS DEAN
Seller: DILLON ELIZABETH M

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
116,948	85,241	0.8973	1.2310		FISD	MLS	0	6.440	21,557

Parcel Id: 66620
Sale #:6

Acct Number: 35019-00004-00000-000000

Cat Code: A2R

Loc Code: 04

Address: LANHAM

Legal 1: OTS STREETMAN LOTS 4-6 BLK 19

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RSG		0.48	21,000	150.00	1.00		35,000	0	35,000

Total Land Taxable Value: 35,000

Sale Date: 06/09/2023
Sale Price: 30,000

Deed Date: 06/15/2023
Volume:

File#: 2302485
Page:

Buyer: CLARK MADELINE PAIGE & JACOB PAUL ELDRIDGE JR
Seller: GRECU STEVE & DANIELLE

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
35,000	20,673	0.6891	1.1667	L	SRES	MLS	42,000	0.482	89,236

Parcel Id: 62844
Sale #:5

Acct Number: 40018-00007-01000-000000

Cat Code: C1

Loc Code: 05

Address: 421 N 10TH AVE

Legal 1: OTS TEAGUE PT LOTS 7 & 8 BLK 18

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
	1	RTR01		0.16	0	0.00	0.00		9,610	0	9,610

Total Land Taxable Value: 9,610

Sale Date: 01/10/2023
Sale Price: 8,000

Deed Date: 01/20/2023
Volume:

File#: 2300244
Page:

Buyer: LOONEY JEFFERY & KATHLEEN
Seller: HOLLAND WILLIAM CHRISTOPHER

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
9,610	3,100	0.3875	1.2012	L	TRES	DSL	0	0.155	0

Sales Ratio Detail

Parcel Id: 22715
Sale #:7

Acct Number: 4002100011-01000-000000

Cat Code: C1

Loc Code: 05

Address: 919 E MAIN ST

Legal 1: OTS TEAGUE LOT PT 11 & PT 12 BLK 21

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
1		RTC05		0.10	4,350	50.00		1.00	2,500	0	2,500
Total Land Taxable Value:										2,500	

Sale Date: 04/26/2023
Sale Price: 2,500

Deed Date: 04/27/2023

File#: 2301591

Buyer: BARGER RANDY & GLORIA

Volume:

Page:

Seller: STEELE KAREN M

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
2,500	3,993	1.5972	1.0000	L	TCOTS	MLS	4,350	0.100	0

Parcel Id: 24753
Sale #:14

Acct Number: 43078-00006-00000-000000

Cat Code: A2

Loc Code: 07

Address: 503 S AVE C

Legal 1: OTS WORTHAM LOTS 6 & 7 BLK 78

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
1		RWRG		0.26	11,500	100.00		0.00	7,900	0	7,900
Total Land Taxable Value:										7,900	

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
1		2003	2013	MH228	LA	1,456	1.00	1.00	MH2G	0.83	1.00	0.93	1.00	76,357
2		2003	2013	DECK02	W	60	1.00	1.00	MH2G	0.83	1.00	0.93	1.00	1,674
Total Building Value:													78,031	

Sale Date: 10/27/2023
Sale Price: 123,000

Deed Date: 10/30/2023

File#: 2304574

Buyer: MILLER MICHAEL WAYNE

Volume:

Page:

Seller: SMITH COLTON CARROLL

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
85,931	61,107	0.4968	0.6986		WRES	MLS	11,500	0.264	78,031

Parcel Id: 20092
Sale #:8

Acct Number: 63055-00535-00000-000000

Cat Code: A2

Loc Code: 11

Address: 315 KNIGHTS CIRCLE

Legal 1: KINGSWOOD LOT 35 BLK 5

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth	Per	Real Value	Ag Value	Total Value
1		FFKW01		0.53	23,148	55.00		1.00	53,210	0	53,210
Total Land Taxable Value:										53,210	

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
1		1997	0	MH328	LA	1,960	1.00	1.00	MH3F	0.40	1.00	1.67	1.00	82,786
2		1997	0	PORCH02	OPEN	117	1.00	1.00	MH3F	0.40	1.00	1.67	1.00	2,184
3		0	0	PFBL	SHEL	192	1.00	1.00		0.50	1.00	1.67	1.00	1,820
4		1997	2005	PIERMW	AVG	152	1.00	1.00	25A	0.36	1.00	1.67	1.00	1,967
5		1997	2005	BHOUSEMW	AVG	569	1.00	1.00	25A	0.36	1.00	1.67	1.00	8,774
6		0	2005	RETWALL6	S	70	1.00	1.00	25A	0.36	1.00	1.67	1.00	8,017
7		2011	0	DECK01	W	32	1.00	1.00	NV	0.00	1.00	1.67	1.00	0
8		1997	0	FIREPLAC03	MOB	1	1.00	1.00	MH3F	0.40	1.00	1.67	1.00	1,450
Total Building Value:													106,998	

Sales Ratio Detail

Sale Date: 05/04/2023
Sale Price: 155,000

Deed Date: 05/12/2023
Volume:

File#: 2301937
Page:

Buyer: GARZA NICOLAS RODRIGUEZ & RHEA ANN
Seller: WALL ROGER W

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
160,208	202,284	1.3051	1.0336		WAT2	MLS	23,148	0.531	106,998

Parcel Id: 20250
Sale #:10

Acct Number: 63065-00028-00000-000000 Cat Code: C1 Loc Code: 11 Address: 150 FCR 192
Legal 1: LAZY OAKS LOT 28

Land Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
1	FVLAZ07		0.53	0	0.00	1.00	24,086	0	24,086
Total Land Taxable Value:									24,086

Sale Date: 02/09/2023
Sale Price: 23,900

Deed Date: 02/13/2023
Volume:

File#: 2300518
Page:

Buyer: CMC 3 LLC
Seller: THE ACRE HUB LLC

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
24,086	10,627	0.4446	1.0078	L	FISD	MLS	0	0.530	0

Parcel Id: 21158
Sale #:12

Acct Number: 63088-05018-00000-000000 Cat Code: A2 Loc Code: 11 Address: 314 SOUTHERN OAKS DR
Legal 1: SOUTHERN OAKS II LOTS 18-19 BLK 5

Land Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
1	FVSO05		0.35	12,740	91.00	1.00	14,500	0	14,500
2	FVSO05		0.35	12,740	91.00	1.00	12,000	0	12,000
Total Land Taxable Value:									26,500

Bldg Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
1	2017	0	MH328	LA	1,352	1.00	1.00	MH3G	0.88	1.00	1.48	1.00	129,070
2	2018	0	PORCH03	OPEN	360	1.00	1.00	MH3G	0.89	1.00	1.48	1.00	13,405
3	2018	0	PORCH03	OPEN	408	1.00	1.00	MH3G	0.89	1.00	1.48	1.00	15,193
4	2018	0	PFBA	CAR	400	1.00	1.00	20G	0.86	1.00	1.48	1.00	3,151
5	2021	0	MPBSA	SHEL	960	1.00	1.00	40E	1.00	1.00	1.48	1.00	35,108
6	2021	0	PFBG	SHEL	60	1.00	1.00	20E	1.00	1.00	1.48	1.00	1,581
Total Building Value:													197,508

Sale Date: 12/05/2023
Sale Price: 207,000

Deed Date: 12/13/2023
Volume:

File#: 2305453
Page:

Buyer: KAMP SUSAN & STEPHANIE ROUNTON
Seller: SILTANEN KAREN

Notes:

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
224,008	232,938	1.1253	1.0822		SOAK	MLS	25,480	0.692	197,508

Parcel Id: 21186
Sale #:6

Acct Number: 63088-06007-00000-000000 Cat Code: A2 Loc Code: 11 Address: 360 DRIFTWOOD AVE
Legal 1: SOUTHERN OAKS II LOTS 7-8 BLK 6

Sales Ratio Detail

Land	Seq	Class	Ag_Class	Acres	Sqft	Front_Ft_Avg	Depth Per	Real Value	Ag Value	Total Value
	1	FVSO05		0.35	12,740	91.00	1.00	12,000	0	12,000
	2	FVSO05		0.35	12,740	91.00	1.00	14,500	0	14,500

Total Land Taxable Value: 26,500

Bldg	Seq	Year	Effyr	Type	Class	Area	Wall	Perm	Cond	%GD	%FC	%EC	%CP	Total Value
	1	1996	2010	MH228	LA	2,128	1.00	1.00	MH2G	0.75	1.00	1.48	1.00	137,733
	2	0	2010	DECK02	W	248	1.00	1.00	MH2G	0.75	1.00	1.48	1.00	6,232
	3	2023	0	PORCH02	OPEN	208	1.00	1.00	MH2G	0.98	1.00	1.48	1.00	7,415
	4	2023	0	DECK02	W	104	1.00	1.00	MH2G	0.98	1.00	1.48	1.00	4,018
	5	1996	0	FIREPLAC01	MOB	1	1.00	1.00	MH2G	0.42	1.00	1.48	1.00	1,026
	6	2021	0	MPBSA	SHEL	1,200	1.00	1.00	40E	1.00	1.00	1.48	1.00	42,748
	7	0	0	PFBL	SHEL	80	1.00	1.00		1.00	1.00	1.48	1.00	1,344
	8	0	0	PFBL	SHEL	240	1.00	1.00		1.00	1.00	1.48	1.00	4,032

Total Building Value: 204,548

Sale Date: 10/31/2023

Deed Date: 11/02/2023

File#: 2304646

Buyer: WHITE CORY LEE

Sale Price: 230,000

Volume:

Page:

Seller: GROVES JOHN F & ROXANN M

Appraised Value	Sale Mkt Value	Ratio	Current Ratio	Partial Sale	Nbhd Code	Sale Source	Sqft at Sale	Acres@ Sale	Real Value
231,048	129,992	0.5652	1.0046		SOAK	MLS	25,480	0.696	204,548