

2019

Certified Appraisal Roll

As of Supplement: 0

Title: 2019 CERTIFIED ROLL - TIF2

Report Specifications:

Sort Order: Alpha
Property Types:
Property Group Codes:
Entities: TIF2

Alpha Range: Like:
From: To:

Geo Range: Like:
From: To:

Acreage Range: Like:
From: To:

Custom Query:

As of Supplement # 0
TIF2 - Tax Increment Dist# 2

Alpha Order

07/23/2019 10:40AM

Prop ID	Owner	%	Legal Description	Values
193594	17066	100.00	R Geo: 480416100006003 BRAZOS PARK TOWN LAKE EAST Block 1 Lot 6 Acres 6.375	Effective Acres: 6.375000 Imp HS: 0 Market: 5,537,489 Imp NHS: 4,423,929 Prod Loss: 0 Land HS: 0 Appraised: 5,537,489 Acres: 6.3750 Land NHS: 1,113,560 Cap: 0 State Codes: B Map ID: 192 Prod Use: 0 Assessed: 5,537,489 Situs: 1800 MARTIN LUTHER KING JR Mtg Cd: Prod Mkt: 0 Exemptions: Agent: OConnor & Associat BLVD WACO, TX 76704 DBA: BRAZOS PARK APARTMENTS (1 OF 4)

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
TIF2	Tax Increment Dist# 2				5,537,489	0	5,537,489

193593	420161	100.00	R Geo: 480416100003004 BRAZOS RIVER TOWN LAKE EAST Block 1 Lot 3 Acres 1.166	Effective Acres: 1.166000 Imp HS: 0 Market: 1,620,450 Imp NHS: 1,380,460 Prod Loss: 0 Land HS: 0 Appraised: 1,620,450 Acres: 1.1660 Land NHS: 239,990 Cap: 0 State Codes: F1 Map ID: 192 Prod Use: 0 Assessed: 1,620,450 Situs: 1620 N MARTIN LUTHER KING JR Mtg Cd: Prod Mkt: 0 Exemptions: Agent: Colvin & Assoc In BLVD WACO, TX 76704 DBA: MANNYS ON THE RIVER TEX-MEX RESTA
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Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
TIF2	Tax Increment Dist# 2				1,620,450	0	1,620,450

192072	21971	100.00	R Geo: 480400000014007 CITY OF WACO SUTTON Block 156 Lot 7 Acres 7.2500	Effective Acres: 0.000000 Imp HS: 0 Market: 965,120 Imp NHS: 0 Prod Loss: 0 Land HS: 0 Appraised: 965,120 Acres: 7.2500 Land NHS: 965,120 Cap: 0 State Codes: X Map ID: 49 Prod Use: 0 Assessed: 965,120 Situs: 700 MARTIN LUTHER KING JR Mtg Cd: Prod Mkt: 0 Exemptions: EX-XV BLVD WACO, TX 76704 DBA:
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Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
TIF2	Tax Increment Dist# 2				965,120	965,120	0

192078	21971	100.00	R Geo: 480400000015052 CITY OF WACO SUTTON Block 157 Lot F1 Acres 3.19	Effective Acres: 0.000000 Imp HS: 0 Market: 62,530 Imp NHS: 0 Prod Loss: 0 Land HS: 0 Appraised: 62,530 Acres: 3.1900 Land NHS: 62,530 Cap: 0 State Codes: X Map ID: 124 Prod Use: 0 Assessed: 62,530 Situs: 1201 MARTIN LUTHER KING JR Mtg Cd: Prod Mkt: 0 Exemptions: EX-XV BLVD WACO, TX 76704 DBA:
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Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
TIF2	Tax Increment Dist# 2				62,530	62,530	0

192079	21971	100.00	R Geo: 480400000015064 CITY OF WACO SUTTON Block 157 Lot G1 Acres 1.03	Effective Acres: 0.000000 Imp HS: 0 Market: 201,900 Imp NHS: 0 Prod Loss: 0 Land HS: 0 Appraised: 201,900 Acres: 1.0300 Land NHS: 201,900 Cap: 0 State Codes: X Map ID: 124 Prod Use: 0 Assessed: 201,900 Situs: 1203 MARTIN LUTHER KING JR Mtg Cd: Prod Mkt: 0 Exemptions: EX-XV BLVD WACO, TX 76704 DBA:
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Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
TIF2	Tax Increment Dist# 2				201,900	201,900	0

192080	21971	100.00	R Geo: 480400000015076 CITY OF WACO SUTTON Block 157 Lot H1 Acres 0.162	Effective Acres: 0.227000 Imp HS: 0 Market: 31,760 Imp NHS: 0 Prod Loss: 0 Land HS: 0 Appraised: 31,760 Acres: 0.1620 Land NHS: 31,760 Cap: 0 State Codes: X Map ID: 124 Prod Use: 0 Assessed: 31,760 Situs: 1205 MARTIN LUTHER KING JR Mtg Cd: Prod Mkt: 0 Exemptions: EX-XV BLVD WACO, TX 76704 DBA:
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Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
TIF2	Tax Increment Dist# 2				31,760	31,760	0

192081	21971	100.00	R Geo: 480400000015088 CITY OF WACO SUTTON Block 157 Lot J1 Acres 0.23	Effective Acres: 0.000000 Imp HS: 0 Market: 6,010 Imp NHS: 0 Prod Loss: 0 Land HS: 0 Appraised: 6,010 Acres: 0.2300 Land NHS: 6,010 Cap: 0 State Codes: X Map ID: 124 Prod Use: 0 Assessed: 6,010 Situs: 1207 MARTIN LUTHER KING JR Mtg Cd: Prod Mkt: 0 Exemptions: EX-XV BLVD TX DBA:
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Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
TIF2	Tax Increment Dist# 2				6,010	6,010	0

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Prop ID	Owner	%	Legal Description	Values		
192082	21971	100.00	R Geo: 480400000015090 CITY OF WACO ATTN: PROPERTY MANAGEME PO BOX 2570 WACO, TX 76702	Effective Acres: 0.000000 Imp HS: 0 Imp NHS: 0 Land HS: 0 Land NHS: 47,020 Prod Use: 0 Prod Mkt: 0	Market: 47,020 Prod Loss: 0 Appraised: 47,020 Cap: 0 Assessed: 47,020 Exemptions: EX-XV	
			Acres: 1.2700 Map ID: 124 Mtg Cd: DBA:			
			State Codes: X Situs: 1211 MARTIN LUTHER KING JR BLVD WACO, TX 76704			
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
TIF2	Tax Increment Dist# 2			47,020	47,020	0

192083	21971	100.00	R Geo: 480400000015103 CITY OF WACO ATTN: PROPERTY MANAGEME PO BOX 2570 WACO, TX 76702	Effective Acres: 0.000000 Imp HS: 0 Imp NHS: 0 Land HS: 0 Land NHS: 148,190 Prod Use: 0 Prod Mkt: 0	Market: 148,190 Prod Loss: 0 Appraised: 148,190 Cap: 0 Assessed: 148,190 Exemptions: EX-XV	
			Acres: 1.0800 Map ID: 124 Mtg Cd: DBA:			
			State Codes: X Situs: 1217 MARTIN LUTHER KING JR BLVD WACO, TX 76704			
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
TIF2	Tax Increment Dist# 2			148,190	148,190	0

188087	21955	100.00	R Geo: 480352030003031 CITY OF WACO TEXAS %LEE TORBETT PO BOX 2570 WACO, TX 76702-2570	Effective Acres: 0.204200 Imp HS: 0 Imp NHS: 0 Land HS: 0 Land NHS: 7,470 Prod Use: 0 Prod Mkt: 0	Market: 7,470 Prod Loss: 0 Appraised: 7,470 Cap: 0 Assessed: 7,470 Exemptions: EX-XV	
			Acres: 0.2042 Map ID: 192 Mtg Cd: DBA:			
			State Codes: X Situs: 109 FAULKNER LN WACO, TX 76704			
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
TIF2	Tax Increment Dist# 2			7,470	7,470	0

192068	335313	100.00	R Geo: 480400000012016 PARTUS LAND CORP PO BOX 7114 WACO, TX 76714-7114 Agent: Beard Kultgen Brop	Effective Acres: 0.000000 Imp HS: 0 Imp NHS: 0 Land HS: 0 Land NHS: 34,880 Prod Use: 0 Prod Mkt: 0	Market: 34,880 Prod Loss: 0 Appraised: 34,880 Cap: 0 Assessed: 34,880 Exemptions:	
			Acres: 3.0500 Map ID: 124 Mtg Cd: DBA:			
			State Codes: C1 Situs: 1000 MARTIN LUTHER KING JR BLVD WACO, TX 76704			
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
TIF2	Tax Increment Dist# 2			34,880	0	34,880

192077	335313	100.00	R Geo: 480400000015040 PARTUS LAND CORP PO BOX 7114 WACO, TX 76714-7114 Agent: Beard Kultgen Brop	Effective Acres: 0.000000 Imp HS: 0 Imp NHS: 0 Land HS: 0 Land NHS: 15,890 Prod Use: 0 Prod Mkt: 0	Market: 15,890 Prod Loss: 0 Appraised: 15,890 Cap: 0 Assessed: 15,890 Exemptions:	
			Acres: 1.3900 Map ID: 124 Mtg Cd: DBA:			
			State Codes: C1 Situs: 1201 MARTIN LUTHER KING JR BLVD REAR WACO, TX 76704			
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
TIF2	Tax Increment Dist# 2			15,890	0	15,890

192092	335313	100.00	R Geo: 480400000021014 PARTUS LAND CORP PO BOX 7114 WACO, TX 76714-7114 Agent: Beard Kultgen Brop	Effective Acres: 1.398000 Imp HS: 0 Imp NHS: 0 Land HS: 0 Land NHS: 4,570 Prod Use: 0 Prod Mkt: 0	Market: 4,570 Prod Loss: 0 Appraised: 4,570 Cap: 0 Assessed: 4,570 Exemptions:	
			Acres: 1.3980 Map ID: 124 Mtg Cd: DBA:			
			State Codes: C1 Situs: MARTIN LUTHER KING JR BLVD WACO, TX 76704			
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
TIF2	Tax Increment Dist# 2			4,570	0	4,570

192084	464366	100.00	R Geo: 480400000015115 PARTUS LAND LLC P.O. BOX 7114 WACO, TX 76714 Agent: Beard Kultgen Brop	Effective Acres: 0.448000 Imp HS: 0 Imp NHS: 0 Land HS: 0 Land NHS: 43,910 Prod Use: 0 Prod Mkt: 0	Market: 43,910 Prod Loss: 0 Appraised: 43,910 Cap: 0 Assessed: 43,910 Exemptions:	
			Acres: 0.4480 Map ID: 124 Mtg Cd: DBA:			
			State Codes: C1 Situs: 1219 MARTIN LUTHER KING JR BLVD WACO, TX 76704			
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
TIF2	Tax Increment Dist# 2			43,910	0	43,910

2019 CERTIFIED APPRAISAL ROLL

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Prop ID	Owner	%	Legal Description	Values
193595	83221	100.00	R Geo: 480416100007000	Effective Acres: 3.314000 Imp HS: 0 Market: 180,030
WEINBERG ISRAEL			TOWN LAKE EAST Block 1 Lot 7 Acres 3.314	Imp NHS: 3,190 Prod Loss: 0
TRUSTEE ETAL				Land HS: 0 Appraised: 180,030
1912 N BROADWAY			Acres: 3.3140	Land NHS: 176,840 Cap: 0
STE 300			State Codes: F1	Map ID: 192 Prod Use: 0 Assessed: 180,030
SANTA ANA, CA 92706-2621			Situs: 1500 N MARTIN LUTHER KING JR	Mtg Cd: Prod Mkt: 0 Exemptions:
Agent: OConnor & Associat			BLVD WACO, TX 76704	DBA: BRAZOS PARK APT LAND ONLY

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
TIF2	Tax Increment Dist# 2			180,030	0	180,030

CERTIFIED APPRAISAL ROLL

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SUBTOTAL FOR 2019

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	Totals		
	Current	Previous	Gain/Loss
Assessed	8,907,219	0	8,907,219
Exemptions	1,470,000	0	1,470,000
Taxable	7,437,219	0	7,437,219
Tax Amount	0.00	0.00	0.00

CERTIFIED APPRAISAL ROLL

As of Supplement # 0
TIF2 - Tax Increment Dist# 2

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GRAND TOTALS

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	Totals		
	Current	Previous	Gain/Loss
Assessed	8,907,219	0	8,907,219
Exemptions	1,470,000	0	1,470,000
Taxable	7,437,219	0	7,437,219
Tax Amount	0.00	0.00	0.00