

2020

Certified Appraisal Roll

As of Supplement: 0

Title: TIF3-Certified Roll Report

Report Specifications:

Sort Order: Alpha
Property Types:
Property Group Codes:
Entities: TIF3

Alpha Range: Like:
From: To:

Geo Range: Like:
From: To:

Acreage Range: Like:
From: To:

Custom Query:

2020 CERTIFIED APPRAISAL ROLL

As of Supplement # 0 TIF3 - Tax Increment Dist# 3

Alpha Order

09/10/2020 16:49PM

Prop ID	Owner	% Legal Description					Values		
340180	366075	100.00 R	Geo: 480418010002040	Effective Acres:	28.558000	Imp HS:	0	Market:	1,147,270
HEB GROCERY CO LP			TUCKER JOHN Acres 25.			Imp NHS:	0	Prod Loss:	-1,139,640
%PROPERTY TAX DEPARTME						Land HS:	0	Appraised:	7,630
PO BOX 839999				Acre:	25.0000	Land NHS:	0	Cap:	0
SAN ANTONIO, TX 78283-3999			State Codes: D1	Map ID:	71E	Prod Use:	7,630	Assessed:	7,630
Agent: Popp Hutcheson, LL			Situs: E LAKE SHORE DR WACO, TX	Mtg Cd:		Prod Mkt:	1,147,270	Exemptions:	
			76708	DBA: HEB (PROPOSED)					

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
TIF3	Tax Increment Dist# 3			7,630	0	7,630

319772	363857	100.00 R	Geo: 480274120001010	Effective Acres:	25.558000	Imp HS:	0	Market:	163,280
HEB GROCERY COMPANY			LYDA ADDITION Block 1 Lot 1 Acres 3.558			Imp NHS:	0	Prod Loss:	-162,190
%PROPERTY TAX DEPARTME						Land HS:	0	Appraised:	1,090
PO BOX 839999				Acre:	3.5580	Land NHS:	0	Cap:	0
SAN ANTONIO, TX 78283-3999			State Codes: D1	Map ID:	71E	Prod Use:	1,090	Assessed:	1,090
Agent: Popp Hutcheson, LL			Situs: E LAKE SHORE DR WACO, TX	Mtg Cd:		Prod Mkt:	163,280	Exemptions:	
			76708	DBA: HEB (PROPOSED)					

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
TIF3	Tax Increment Dist# 3			1,090	0	1,090

193747	51518	100.00 R	Geo: 480418010002019	Effective Acres:	30.000000	Imp HS:	0	Market:	947,430
LYDA CLARK E TRUSTEE			TUCKER JOHN Acres 30.			Imp NHS:	0	Prod Loss:	-938,270
PO BOX 1757						Land HS:	0	Appraised:	9,160
GEORGETOWN, TX 78627-175				Acre:	30.0000	Land NHS:	0	Cap:	0
			State Codes: D1	Map ID:	71E	Prod Use:	9,160	Assessed:	9,160
			Situs: 1401 E LAKE SHORE DR WACO, TX	Mtg Cd:		Prod Mkt:	947,430	Exemptions:	
			TX 76708	DBA: RESERVE AT LAKE SHORE (PROPOSED)					

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
TIF3	Tax Increment Dist# 3			9,160	0	9,160

403044	490336	100.00 R	Geo: 480418010002060	Effective Acres:	100.000000	Imp HS:	0	Market:	517,520
NORTHGATE WACO LLC			TUCKER JOHN Acres 100.			Imp NHS:	0	Prod Loss:	-487,010
38 COMMERCE AVE SW						Land HS:	0	Appraised:	30,510
STE 200				Acre:	100.0000	Land NHS:	0	Cap:	0
GRAND RAPIDS, MI 49503			State Codes: D1	Map ID:	71E	Prod Use:	30,510	Assessed:	30,510
			Situs: LAKE SHORE DR WACO, TX	Mtg Cd:		Prod Mkt:	517,520	Exemptions:	
			76708	DBA: BOSQUE RIVER CAMPING RESORT (PROP)					

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
TIF3	Tax Increment Dist# 3			30,510	0	30,510

324036	65515	100.00 R	Geo: 480418010002030	Effective Acres:	11.442000	Imp HS:	0	Market:	934,530
RAJESH LTD			TUCKER JOHN Acres 11.442			Imp NHS:	0	Prod Loss:	-931,040
415 S 21ST ST						Land HS:	0	Appraised:	3,490
WACO, TX 76706-2762				Acre:	11.4420	Land NHS:	0	Cap:	0
			State Codes: D1	Map ID:	71E	Prod Use:	3,490	Assessed:	3,490
			Situs: E LAKE SHORE DR WACO, TX	Mtg Cd:		Prod Mkt:	934,530	Exemptions:	
			76708	DBA: RESERVE AT LAKE SHORE (PROPOSED)					

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
TIF3	Tax Increment Dist# 3			3,490	0	3,490

193748	490338	100.00 R	Geo: 480418010002020	Effective Acres:	111.330000	Imp HS:	0	Market:	952,330
WESTDALE CAPITAL			TUCKER JOHN Acres 111.33			Imp NHS:	0	Prod Loss:	-918,370
INVESTORS 2 LP						Land HS:	0	Appraised:	33,960
2550 PACIFIC AVE				Acre:	111.3300	Land NHS:	0	Cap:	0
STE 1600			State Codes: D1	Map ID:	71E	Prod Use:	33,960	Assessed:	33,960
DALLAS, TX 75226			Situs: E LAKE SHORE DR -19TH WACO, TX	Mtg Cd:		Prod Mkt:	952,330	Exemptions:	
			TX 76708	DBA: PEBBLE CREEK WESTDALE DEV PROPOSE					

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
TIF3	Tax Increment Dist# 3			33,960	0	33,960

CERTIFIED APPRAISAL ROLL

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09/10/2020 16:49PM

SUBTOTAL FOR 2020

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	Totals		
	Current	Previous	Gain/Loss
Assessed	85,840	0	85,840
Exemptions	0	0	0
Taxable	85,840	0	85,840
Tax Amount	0.00	0.00	0.00

CERTIFIED APPRAISAL ROLL

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GRAND TOTALS

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	Totals		
	Current	Previous	Gain/Loss
Assessed	85,840	0	85,840
Exemptions	0	0	0
Taxable	85,840	0	85,840
Tax Amount	0.00	0.00	0.00