	Beds	Full Baths	Half Baths	Sale Price	Sale Date
	N/A	2	N/A	N/A	N/A
	Bldg Sq Ft	Lot Sq Ft	Yr Built	Type	
	2,257	87,120	1930	SFR	

OWNER INFORMATION			
Owner Name	Speer Autumn	Owner Vesting	
Owner Name 2	Cunningham Casey	Owner Occupied	Yes
Tax Billing Address	2550 Fm 619	Land Tenure Code	
Tax Billing City & State	Taylor, TX	Ownership Right Vesting	
Tax Billing Zip	76574	DMA No Mail Flag	
Tax Billing Zip+4	3403		

LOCATION INFORMATION			
School District	Taylor ISD	Mapsco	4K
School District Name	Taylor ISD	MLS Area	TCT
Census Tract	209.00	Zip Code	76574
Subdivision	John Pharrass Surv Abs #495	Zip + 4	3403
6th Grade School District/School Name		Flood Zone Date	12/20/2019
Elementary School District		Flood Zone Code	X
Middle School District/School Name		Flood Zone Panel	48491C0532F
Neighborhood Code	T004d59-T004d59	Carrier Route	R003
Waterfront Influence		Neighborhood Name	
High School District/School Name			

TAX INFORMATION			
Property ID 1	R019513	Tax Area (113)	GWI
Property ID 2	133000160200032	Tax Appraisal Area	GWI
Property ID 3	R019513	% Improved	62%
Legal Description	AW0495 - PHARRASS, J. SUR., AC RES 3, R539336 MH		
Actual Tax Year		Block	
Actual Tax		Lot	
Exemption(s)	Homestead		

ASSESSMENT & TAX				
Assessment Year	2022 - Preliminary	2021	2020	2019
Market Value - Total	\$461,970	\$253,639	\$247,839	\$231,535
Market Value - Land	\$247,800	\$95,451	\$87,663	\$82,068
Market Value - Improved	\$214,170	\$158,188	\$160,176	\$149,467
Assessed Value - Total	\$312,986	\$241,259	\$219,623	\$200,449
Assessed Value - Land				
Assessed Value - Improved				
YOY Assessed Change (\$)	\$71,727	\$21,636	\$19,174	
YOY Assessed Change (%)	29.73%	9.85%	9.57%	
Exempt Building Value				
Exempt Land Value				
Exempt Total Value				
Gross Tax (2013/2014 School; 2014 County & Village)				
Tax Amount - Estimated	Tax Year	Change (\$)	Change (%)	
\$4,133	2020			
\$4,325	2021	\$192	4.64%	
\$5,611	2022	\$1,286	29.73%	
Jurisdiction	Tax Type	Tax Amount	Tax Rate	
Williamson County	Estimated	\$1,254.59	.40085	
Williamson County Fm/Rd	Estimated	\$125.19	.04	

Taylor ISD	Estimated	\$4,171.48	1.3328
Lower Brush Creek Wc&ld	Estimated	\$59.90	.01914
Total Estimated Tax Rate			1.7928

CHARACTERISTICS			
County Use Code	Residential Single Family	Pool	
State Use	Residential Single Family	Foundation	Pier
Land Use	SFR	Other Impvs	
Land Use Category		Other Rooms	
Lot Acres	2	# of Buildings	1
Lot Shape		3/4 Baths	
Basement Type		Area of Recreation Room	
Total Adj Bldg Area		Attic Type	
Gross Area	2,257	Bsmt Finish	
Building Sq Ft	2,257	Building Type	Single Family
Above Gnd Sq Ft		Carport Area	240
Basement Sq Feet		3rd Floor Area	
Ground Floor Area	1,457	Additions Made	
Main Area		Area of Attic	
2nd Floor Area	800	Area Under Canopy	160
Area Above 3rd Floor		Basement Rooms	
Finished Basement Area		Bldg Frame Material	
Unfinished Basement Area		Building Comments	22797646
Heated Area		Ceiling Height	
Garage Type	Detached Garage	Dining Rooms	
Garage Sq Ft	598	Elec Svs Type	Electric/Gas
Garage Capacity		Elevator	
Garage 2 Sq Ft		Electric Service Type	Type Unknown
Style		Equipment	
Building Width		Family Rooms	
Building Depth		Fireplace	
Stories	2	Heat Fuel Type	
Condition		Lot Depth	
Quality		Flooring Material	
Bldg Class		Fuel Type	
Total Units		Location Type	
Total Rooms		Lot Area	87,120
Bedrooms		Lot Frontage	
Total Baths	2	No. Of Passenger Elevator	
Full Baths	2	No. of Porches	2
Half Baths		No. Parking Spaces	
Bath Fixtures		Parking Type	Detached Garage
Fireplaces		Patio/Deck 1 Area	
Condo Amenities		Paved Parking Area	
Water		Plumbing	
Sewer		Porch 1 Area	108
Cooling Type	Central	Primary Addition Area	
Heat Type	Central	Railroad Spur	
Porch	Open Porch	No. of Dormer Windows	
Patio Type		No. of Patios	
Roof Type	Gable	No. of Vacant Units	
Roof Material	Other	Num Stories	
Roof Frame		Patio/Deck 2 Area	90
Roof Shape	Gable	Perimeter of Building	184
Construction		Porch Type	Open Porch
Interior Wall	Drywall	Rental Area	
Exterior	Asbestos	Sec Patio Area	
Floor Cover	Carpet	Sprinkler Type	
Year Built	1930	Utilities	
Building Remodel Year		Lower Level Area	
Effective Year Built		County Use Description	Residential Single Family-A1
Pool Size			

FEATURES					
Feature Type	Unit	Size/Qty	Width	Depth	Year Built
Main Area	S	1,457			1930

Open Porch	S	108
Site Improvement	U	1
Detached Garage	S	598
Site Improvement	U	1
Open Porch	S	90
Out Bldg	S	896
Out Bldg	S	224
Canopy	S	160
Out Bldg	S	144

Feature Type	Value
Main Area	\$71,038
Open Porch	\$1,316
Site Improvement	\$12,000
Detached Garage	\$14,578
Site Improvement	\$9,000
Open Porch	\$1,121
Out Bldg	\$3,647
Out Bldg	\$912
Canopy	\$217
Out Bldg	\$586

Building Description	Building Size
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SELL SCORE			
Rating	Moderate	Value As Of	2022-07-31 05:19:40
Sell Score	599		

ESTIMATED VALUE			
RealAVM™	\$490,400	Confidence Score	75
RealAVM™ Range	\$432,100 - \$548,700	Forecast Standard Deviation	12
Value As Of	07/18/2022		

(1) RealAVM™ is a CoreLogic® derived value and should not be used in lieu of an appraisal. This represents an estimated sale price for this property. It is not the same as the opinion of value in an appraisal developed by a licensed appraiser under the Uniform Standards of Professional Appraisal Practice.

(2) The Confidence Score is a measure of the extent to which sales data, property information, and comparable sales support the property valuation analysis process. The confidence score range is 50 - 100. Clear and consistent quality and quantity of data drive higher confidence scores while lower confidence scores indicate diversity in data, lower quality and quantity of data, and/or limited similarity of the subject property to comparable sales.

(3) The FSD denotes confidence in an AVM estimate and uses a consistent scale and meaning to generate a standardized confidence metric. The FSD is a statistic that measures the likely range or dispersion an AVM estimate will fall within, based on the consistency of the information available to the AVM at the time of estimation. The FSD can be used to create confidence that the true value has a statistical degree of certainty.

LISTING INFORMATION			
MLS Listing Number		Listing Date	
MLS Area		MLS Status Change Date	
MLS Status		Listing Agent Name	
Current Listing Price		Listing Broker Name	
Original Listing Price			

MLS Listing #
MLS Status
MLS Listing Date
MLS Orig Listing Price
MLS Listing Price
MLS Close Date
MLS Listing Close Price
MLS Listing Expiration Date
MLS Withdrawn Date

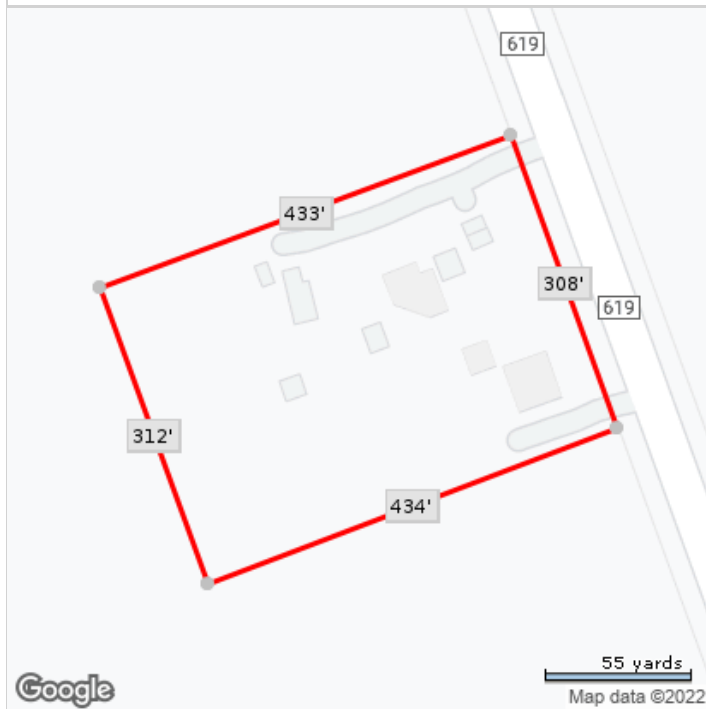
LAST MARKET SALE & SALES HISTORY	
Recording Date	12/17/2008
Sale/Settlement Date	12/12/2008
Document Number	91506
Document Type	Warranty Deed
Buyer Name	Cunningham Casey

Seller Name	Zieschang Royce W		
Multi/Split Sale Type			

MORTGAGE HISTORY			
Mortgage Date	03/10/2022	08/26/2016	12/17/2008
Mortgage Amount	\$150,000	\$50,000	\$117,000
Mortgage Lender	Wells Fargo Bk Na	Jp Morgan Chase Bk Na	Txl Mtg Corp
Mortgage Type	Conventional	Conventional	Conventional
Mortgage Code	Refi	Refi	Resale

FORECLOSURE HISTORY			
Document Type			
Default Date			
Foreclosure Filing Date			
Recording Date			
Document Number			
Book Number			
Page Number			
Default Amount			
Final Judgment Amount			
Original Doc Date			
Original Document Number			
Original Book Page			
Buyer 2			
Buyer Ownership Rights			
Buyer 4			
Seller 2			
Trustee Name			
Trustee Sale Order Number			
Buyer 1			
Buyer 3			
Buyer Etal			
Buyer Relationship Type			
Lender Name			
Lien Type			
Mortgage Amount			
Seller 1			
Title Company			
Trustee Phone			

PROPERTY MAP



*Lot Dimensions are Estimated

