

Map



Property Details

Account	
Property ID:	119292
Legal Description:	G-0046 ADAMS ELIZABETH A-G0046, ACRES 60.964
Geographic ID:	125 0046001
Agent:	
Type:	Real
Location	
Address:	196 HIGHTOWER RD SHERMAN, TX
Map ID:	125
Neighborhood CD:	SSISD 3F/S
Owner	
Owner ID:	265024
Name:	MORGAN STEVEN L & DOTTY L TRUSTEES
Mailing Address:	MORGAN MANAGEMENT TRUST 182 HIGHTOWER RD SHERMAN, TX 75092-4948
% Ownership:	100.0%
Exemptions:	For privacy reasons not all exemptions are shown online.

Property Values

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Improvement Homesite Value:	\$0
Improvement Non-Homesite Value:	\$234,467
Land Homesite Value:	\$0
Land Non-Homesite Value:	\$17,137
Agricultural Market Valuation:	\$1,033,615
Market Value:	\$1,285,219
Ag Use Value:	\$2,254
Appraised Value:	\$253,858
Homestead Cap Loss: ⓘ	\$0
Assessed Value:	\$253,858

Information provided for research purposes only. Legal descriptions and acreage amounts are for appraisal district use only and should be verified prior to using for legal purpose and or documents. Please contact the Appraisal District to verify all information for accuracy.

Property Taxing Jurisdiction

Entity	Description	Market Value	Taxable Value
CAD	Central Appraisal District	\$1,285,219	\$253,858
GRA	Grayson County	\$1,285,219	\$253,858
JRC	Jr College	\$1,285,219	\$253,858
SSS	Southmayd/Sadler School District	\$1,285,219	\$253,858

Property Improvement - Building

Description: RESIDENTIAL **Type:** Residential **State Code:** E **Living Area:** 2,063.10sqft **Value:** \$206,564

Type	Description	Class CD	Year Built	SQFT
LA	LIVING AREA	3+F2	2003	522.00
W2	WOOD DECK - COVERED WOOD DECK	*	2003	323.00
P2	OPEN PORCHES - FLOOR,ROOF,POSTS	*	2003	105.10
LA	LIVING AREA	3+F2	2003	1,541.10

Description: CARPORT **Type:** Residential **State Code:** E **Living Area:** 0.00sqft **Value:** \$1,177

Type	Description	Class CD	Year Built	SQFT
C	DETACHED CARPORT	C8A	2003	360.00

Description: GARAGE **Type:** Residential **State Code:** E **Living Area:** 0.00sqft **Value:** \$19,601

Type	Description	Class CD	Year Built	SQFT
G	DETACHED GAR	G10A	2003	576.00

Description: CARPORT **Type:** Residential **State Code:** E **Living Area:** 0.00sqft **Value:** \$782

Type	Description	Class CD	Year Built	SQFT
C	DETACHED CARPORT	C7A	1990	400.00

Description: STRG BLDG **Type:** Residential **State Code:** D2 **Living Area:** 0.00sqft **Value:** \$743

Type	Description	Class CD	Year Built	SQFT
OB	OUTBUILDING	SBSA	2005	240.00

Description: SITE IMPS **Type:** Residential **State Code:** E **Living Area:** 0.00sqft **Value:** \$5,600

Property Land

Type	Description	Acreage	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
GDCROP4	GOOD CROP (B SOIL) IMPR	14.6	635,976.00	0.00	0.00	\$250,203	\$905
AVCROP4	AVERAGE CROP (C SOIL) IMPR	5.224	227,557.44	0.00	0.00	\$89,525	\$266

PASTUR4	PASTURE (E SOIL) IMPR	0.2	8,712.00	0.00	0.00	\$3,427	\$8
PRPAST4	POOR PASTURE (F SOIL) IMPR	21.3	927,828.00	0.00	0.00	\$365,022	\$447
RESID	Residential	1	43,560.00	0.00	0.00	\$17,137	\$0
AVCROP7	AVERAGE CROP (C SOIL) NATP	14.7	640,332.00	0.00	0.00	\$257,917	\$529
PRPAST7	POOR PASTURE (F SOIL) NATP	3.94	171,626.40	0.00	0.00	\$67,521	\$99

Property Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap Loss	Assessed
2024	N/A	N/A	N/A	N/A	N/A	N/A
2023	\$234,467	\$1,050,752	\$2,254	\$253,858	\$0	\$253,858
2022	\$229,678	\$455,280	\$2,560	\$239,608	\$0	\$239,608
2021	\$167,730	\$249,856	\$2,812	\$174,542	\$0	\$174,542
2020	\$169,078	\$249,856	\$3,580	\$176,658	\$0	\$176,658
2019	\$146,623	\$249,856	\$3,870	\$154,493	\$0	\$154,493
2018	\$139,549	\$219,240	\$3,908	\$146,955	\$0	\$146,955
2017	\$138,971	\$188,825	\$4,231	\$146,201	\$0	\$146,201
2016	\$137,929	\$219,240	\$4,189	\$145,616	\$0	\$145,616
2015	\$134,586	\$219,240	\$4,081	\$142,165	\$0	\$142,165
2014	\$117,241	\$188,840	\$4,101	\$124,341	\$0	\$124,341
2013	\$120,898	\$188,871	\$4,077	\$127,975	\$0	\$127,975
2012	\$109,222	\$402,112	\$4,101	\$119,820	\$0	\$119,820

Property Deed History

Deed Date	Type	Description	Grantor	Grantee	Volume	Page	Number
2/15/2001	WD	WARRANTY DEED	DAULTON SANDRA TRUSTEE	MORGAN STEVEN L & DOTTY L TRUSTEES	3033	170	0
3/22/1996	FWD	FAMILY WARRANTY DEED	FRAZIER RICHARD ETUX SUSAN	DAULTON SANDRA TRUSTEE	2457	490	0
10/11/1988	WD	WARRANTY DEED	REYNOLDS, T.A.	FRAZIER, RICHARD L. ETUX	2003	143	0
9/6/1988	TD	TRUSTEES DEED	EVANS W. LAWRENCE TR	REYNOLDS T. A JR	1997	807	0
12/3/1986	TR D		TAI, LAWRENCE L. TR.	BENSON, J.B.	1886	588	0
7/8/1985	WD	WARRANTY DEED	TEXAS UNITED PROPERTIES	TAI, LAWRENCE L. TR.	1762	473	0
7/5/1985	WD	WARRANTY DEED	BENSON, J.M.	TEXAS UNITED PROPERTIES	1757	760	0
4/17/1980	WD	WARRANTY DEED	CARRAWAY, J.J.	REYNOLDS, T.A. JR.	1512	119	0
12/1/1973	WD	WARRANTY DEED	REYNOLDS, T.A. JR.	BENSON, J. M.	1673	16	0

2/19/1957	WD	WARRANTY DEED		CARAWAY, J.J.	851	496	0
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