

Guadalupe CAD

Property Search Results > 176059 TOMAZ IGOR SANTOS & CASSANDRA MONAHAN TOMAZ for Year 2022

Tax Year:

Property

Account

Property ID:	176059	Legal Description:	ABS: 10 SUR: M CHERINO 17.68 ACS. AKA BLUESTEM RESERVE TRACT #9 PT OF
Geographic ID:	2G0010-0000-03662-0-00	Zoning:	
Type:	Real	Agent Code:	
Property Use Code:			
Property Use Description:			

Location

Address:	BRANCH RD TX	Mapscop:	
Neighborhood:	BLUE STEM RESERVE	Map ID:	I-12
Neighborhood CD:	BLUE STEM		

Owner

Name:	TOMAZ IGOR SANTOS & CASSANDRA MONAHAN TOMAZ	Owner ID:	266735
Mailing Address:	1233 BRANCH RD SEGUIN, TX 78155	% Ownership:	100.0000000000%
		Exemptions:	

Values

(+) Improvement Homesite Value:	+	\$0	
(+) Improvement Non-Homesite Value:	+	\$0	
(+) Land Homesite Value:	+	\$0	
(+) Land Non-Homesite Value:	+	\$0	Ag / Timber Use Value
(+) Agricultural Market Valuation:	+	\$385,108	\$3,766
(+) Timber Market Valuation:	+	\$0	\$0

(=) Market Value:	=	\$385,108	
(-) Ag or Timber Use Value Reduction:	-	\$381,342	

(=) Appraised Value:	=	\$3,766	
(-) HS Cap:	-	\$0	

(=) Assessed Value:	=	\$3,766	

Taxing Jurisdiction

Owner:	TOMAZ IGOR SANTOS & CASSANDRA MONAHAN TOMAZ
% Ownership:	100.0000000000%
Total Value:	\$385,108

Entity	Description	Tax Rate	Appraised Value	Taxable Value	Estimated Tax
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CAD	APPRAISAL DISTRICT	0.000000	\$3,766	\$3,766	\$0.00
GCO	GUADALUPE COUNTY	0.293900	\$3,766	\$3,766	\$11.07
LTR	LATERAL ROAD	0.050000	\$3,766	\$3,766	\$1.88
NAS	NAVARRO I.S.D.	1.343500	\$3,766	\$3,766	\$50.60
Total Tax Rate:		1.687400			
Taxes w/Current Exemptions:					\$63.55
Taxes w/o Exemptions:					\$63.55

Improvement / Building

No improvements exist for this property.

Land

#	Type	Description	Acres	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
1	D1G	IMPROVED GOOD	17.6800	770140.80	0.00	0.00	\$385,108	\$3,766

Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap	Assessed
2023	N/A	N/A	N/A	N/A	N/A	N/A
2022	\$0	\$385,108	3,766	3,766	\$0	\$3,766
2021	\$0	\$255,272	2,634	2,634	\$0	\$2,634
2020	\$0	\$206,494	2,671	2,671	\$0	\$2,671

Deed History - (Last 3 Deed Transactions)

#	Deed Date	Type	Description	Grantor	Grantee	Volume	Page	Deed Number
1	6/17/2021	WD	WARRANTY DEED	GASKIN RANCH NO 5 LLC	TOMAZ IGOR SANTOS & CASSANDRA MONAHAN TOMAZ	2021	99021433	2021-99021433
2	3/21/2018	SWD	SPECIAL WARRANTY DEED	BRANCH FAMILY LTD PARTNERSHIP	GASKIN RANCH NO 5 LLC	2018	99006441	201899006441
3	7/31/1996	OT	OTHER		BRANCH FAMILY LTD PARTNERSHIP	1245	0217	0

Questions Please Call (830) 303-3313