

|                                                                                   |            |            |            |            |            |
|-----------------------------------------------------------------------------------|------------|------------|------------|------------|------------|
|  | Beds       | Full Baths | Half Baths | Sale Price | Sale Date  |
|                                                                                   | N/A        | N/A        | N/A        | N/A        | 01/15/2025 |
|                                                                                   | Bldg Sq Ft | Lot Sq Ft  | Yr Built   | Type       |            |
|                                                                                   | N/A        | 11,799,533 | N/A        | AGR LND    |            |

|                     |                |                          |                |
|---------------------|----------------|--------------------------|----------------|
| OWNER INFORMATION   |                |                          |                |
| Owner Name          | Hagood Todd    | Tax Billing City & State | Georgetown, TX |
| Owner Name 2        | Strazza Deenna | Tax Billing Zip          | 78633          |
| Tax Billing Address | 116 Apache Trl | Tax Billing Zip+4        | 9443           |

|                                                                       |           |                             |              |
|-----------------------------------------------------------------------|-----------|-----------------------------|--------------|
| COMMUNITY INSIGHTS                                                    |           |                             |              |
| Median Home Value                                                     | \$326,100 | School District             | COMSTOCK ISD |
| Median Home Value Rating                                              | 5 / 10    | Family Friendly Score       | 54 / 100     |
| Total Crime Risk Score (for the neighborhood, relative to the nation) | 70 / 100  | Walkable Score              | 1 / 100      |
| Total Incidents (1 yr)                                                | 17        | Q1 Home Price Forecast      | \$328,344    |
| Standardized Test Rank                                                | 33 / 100  | Last 2 Yr Home Appreciation | 8%           |

|                      |                               |                                        |             |
|----------------------|-------------------------------|----------------------------------------|-------------|
| LOCATION INFORMATION |                               |                                        |             |
| School District      | Sc                            | Flood Zone Date                        | 07/22/2010  |
| School District Name | Comstock ISD                  | Most Hazardous Flood Zone              | X           |
| Subdivision          | High Lonesome Ranch South Sub | Within 250 Feet of Multiple Flood Zone | No          |
| Zip Code             | 78837                         | Flood Zone Panel                       | 48465C0700D |

|                   |                                  |                |        |
|-------------------|----------------------------------|----------------|--------|
| TAX INFORMATION   |                                  |                |        |
| Property ID 1     | 130845                           | Property ID 3  | 130845 |
| Property ID 2     | 755400000011                     | Tax Area (113) | SC     |
| Legal Description | HIGH LONESOME RANCH SOUTH LOT 11 |                |        |
| Lot               | 11                               |                |        |

|                                |           |             |            |
|--------------------------------|-----------|-------------|------------|
| ASSESSMENT & TAX               |           |             |            |
| Assessment Year                | 2025      | 2024        | 2023       |
| Market Value - Total           | \$216,704 | \$216,704   | \$216,704  |
| Market Value - Land            | \$216,704 | \$216,704   | \$216,704  |
| Assessed Value - Total         | \$3,809   | \$3,608     | \$3,960    |
| YOY Assessed Change (\$)       | \$201     | -\$352      |            |
| YOY Assessed Change (%)        | 5.57%     | -8.89%      |            |
| Tax Amount - Estimated         | Tax Year  | Change (\$) | Change (%) |
| \$52                           | 2023      |             |            |
| \$54                           | 2024      | \$2         | 2.87%      |
| \$57                           | 2025      | \$3         | 5.56%      |
| Jurisdiction                   | Tax Type  | Tax Amount  | Tax Rate   |
| Val Verde County               | Estimated | \$18.28     | .4799      |
| Farm-To-Market                 | Estimated | \$0.68      | .0178      |
| Val Verde Regional Medical Cen | Estimated | \$2.86      | .07515     |
| Comstock ISD                   | Estimated | \$34.91     | .9165      |
| Total Estimated Tax Rate       |           |             | 1.4893     |

|                 |                                |           |            |
|-----------------|--------------------------------|-----------|------------|
| CHARACTERISTICS |                                |           |            |
| State Use       | Real Prop-Qual. Open Space Lnd | Lot Acres | 270.88     |
| Land Use        | Agricultural Land              | Lot Area  | 11,799,533 |

|             |                     |  |  |
|-------------|---------------------|--|--|
| SELL SCORE  |                     |  |  |
| Value As Of | 2025-11-23 05:28:28 |  |  |

|                                  |  |  |  |
|----------------------------------|--|--|--|
| LAST MARKET SALE & SALES HISTORY |  |  |  |
|----------------------------------|--|--|--|

|                      |                               |
|----------------------|-------------------------------|
| Recording Date       | 02/14/2025                    |
| Sale/Settlement Date | 01/15/2025                    |
| Document Number      | 351433                        |
| Document Type        | Warranty Deed                 |
| Buyer Name           | Hagood Todd                   |
| Seller Name          | High Lonesome Investments LLC |

Deed transfers shown here will reflect all recorded transactions and not only those related to the sale of a property.

| MORTGAGE HISTORY |              |
|------------------|--------------|
| Mortgage Date    | 02/14/2025   |
| Mortgage Amount  | \$239,200    |
| Mortgage Lender  | 145327       |
| Mortgage Type    | Conventional |
| Mortgage Code    | Resale       |

PROPERTY MAP

900 yards  
Map data ©2025

200 yards  
Map data ©2025

\*Lot Dimensions are Estimated