

HARRIS CENTRAL APPRAISAL DISTRICT  
 REAL PROPERTY ACCOUNT INFORMATION  
**1246860010004**

Tax Year: 2025



Owner and Property Information										
Owner Name & Mailing Address: <b>APOLLITO DEBES LP 20915 KINGSLAND BLVD KATY TX 77450-5548</b>				Legal Description: <b>RES A3 BLK 1 KINGSLAND OFFICE PLAZA</b> Property Address: <b>20915 KINGSLAND BLVD KATY TX 77450</b>						
State Class Code	Land Use Code	Building Class	Total Units	Land Area	Building Area	Net Rentable Area	Neighborhood	Market Area	Map Facet	Key Map <sup>A</sup>
F1 -- Real, Commercial	8003 -- Land Neighborhood Section 3	E	0	9,518 SF	3,170	0	9678.3	1110 -- Katy	4557A	486B

**Value Status Information**

Value Status	Shared CAD
All Values Pending	Yes

**Exemptions and Jurisdictions**

Exemption Type	Districts	Jurisdictions	Exemption Value	ARB Status	2024 Rate	2025 Rate
<b>None</b>	019	KATY ISD	Pending	Pending	1.117100	
	040	HARRIS COUNTY	Pending	Pending	0.385290	
	041	HARRIS CO FLOOD CNTRL	Pending	Pending	0.048970	
	042	PORT OF HOUSTON AUTHY	Pending	Pending	0.006150	
	043	HARRIS CO HOSP DIST	Pending	Pending	0.163480	
	044	HARRIS CO EDUC DEPT	Pending	Pending	0.004799	
	643	HC EMERG SRV DIST 48	Pending	Pending	0.099562	
	656	INTERSTATE MUD	Pending	Pending	0.320000	

Texas law prohibits us from displaying residential photographs, sketches, floor plans, or information indicating the age of a property owner on our website. You can inspect this information or get a copy at [HCAD's information center at 13013 NW Freeway.](#)

**Valuations**

Value as of January 1, 2024			Value as of January 1, 2025		
	Market	Appraised		Market	Appraised
Land	142,770		Land		
Improvement	583,169		Improvement		
<b>Total</b>	<b>725,939</b>	<b>725,939</b>	<b>Total</b>	<b>Pending</b>	<b>Pending</b>

**Land**

Market Value Land												
Line	Description	Site Code	Unit Type	Units	Size Factor	Site Factor	Appr O/R Factor	Appr O/R Reason	Total Adj	Unit Price	Adj Unit Price	Value
1	8003 -- Land Neighborhood Section 3	4349	SF	9,518	1.00	1.00	1.00	--	1.00	Pending	Pending	Pending

**Building**

Building	Year Built	Type	Style	Quality	Impr Sq Ft	Building Details
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1	2004	Medical Office	Medical Office	Good	3,170	Displayed
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Building Details (1)

Building Data	
Element	Detail
Functional Utility	Avg/Normal
Physical Condition	Avg/Normal
Sprinkler Type	None
Plumbing Type	Adequate
Cooling Type	Central / Forced
Heating Type	Hot Air
Partition Type	Normal
Exterior Wall	Frame / Stucco
Economic Obsolescence	Normal
Market Index Adjustment	100% No Mkt Index Adjustment
Element	Units
Interior Finish Percent	100
Wall Height (enclosure)	10

Building Areas	
Description	Area
BASE AREA PRI	3,170
PORCH, OPEN -C	91

Extra Features

Line	Description	Quality	Condition	Units	Year Bult
1	Paving - Heavy Concrete	Average	Average	5,000.00	2004