


Property Details

Account		
Property ID:	34112	Geographic ID: 0909-0020-0000-17
Type:	Real	Zoning:
Property Use:		Condo:
Location		
Situs Address:	FM 513 CAMPBELL, TX 75422	
Map ID:	4A-122,123	Mapsco: 122
Legal Description:	A0909 ROBERTS BROWN C, TRACT 2, ACRES 17.5	
Abstract/Subdivision:	A0909 - ROBERTS BROWN C	
Neighborhood:		
Owner 		
Owner ID:	381705	
Name:	MAHAFFEY NELCINE RAGAN *ETAL*	
Agent:		
Mailing Address:	4320 FM 118 GREENVILLE, TX 75401	
% Ownership:	100.0%	
Exemptions:	For privacy reasons not all exemptions are shown online.	

Property Values

Improvement Homesite Value:	\$0 (+)
Improvement Non-Homesite Value:	\$3,730 (+)
Land Homesite Value:	\$0 (+)
Land Non-Homesite Value:	\$0 (+)
Agricultural Market Valuation:	\$184,180 (+)
Market Value:	\$187,910 (=)

Agricultural Value Loss: ⓘ	\$182,900 (-)
Appraised Value:	\$5,010 (=)
Homestead Cap Loss: ⓘ	\$0 (-)
Assessed Value:	\$5,010
Ag Use Value:	\$1,280

VALUES DISPLAYED ARE 2023 CERTIFIED VALUES.

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

Owner: MAHAFFEY NELCINE RAGAN *ETAL* **%Ownership:** 100.0%

Entity	Description	Tax Rate	Market Value	Taxable Value
CAD	APPRAISAL DISTRICT	0.000000	\$187,910	\$5,010
GHT	HUNT COUNTY	0.336000	\$187,910	\$5,010
HHO	HUNT MEMORIAL HD	0.197792	\$187,910	\$5,010
SCA	CAMPBELL ISD	0.669200	\$187,910	\$5,010

Total Tax Rate: 1.202992

Property Improvement - Building

Description: OUT BLDGS **Type:** Misc Imp **State Code:** D2 **Living Area:** 0.00sqft **Value:** \$3,730

Property Land

Type	Description	Acreage	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
NP	NATIVE PASTURE	16.7240	728,497.44	0.00	0.00	\$178,390	\$1,220
NP	NATIVE PASTURE	0.7760	33,802.56	0.00	0.00	\$5,790	\$60

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	\$3,730	\$184,180	\$1,280	\$5,010	\$0	\$5,010
2022	\$3,730	\$156,270	\$1,170	\$4,900	\$0	\$4,900
2021	\$1,700	\$107,220	\$1,090	\$2,790	\$0	\$2,790
2020	\$1,700	\$89,090	\$1,100	\$2,800	\$0	\$2,800
2019	\$1,700	\$75,330	\$1,050	\$2,750	\$0	\$2,750
2018	\$1,700	\$62,290	\$1,040	\$2,740	\$0	\$2,740
2017	\$2,380	\$54,180	\$980	\$3,360	\$0	\$3,360
2016	\$3,070	\$47,220	\$990	\$4,060	\$0	\$4,060
2015	\$2,400	\$45,780	\$990	\$3,390	\$0	\$3,390
2014	\$2,060	\$44,190	\$1,070	\$3,130	\$0	\$3,130
2013	\$2,060	\$47,480	\$1,090	\$3,150	\$0	\$3,150

Property Deed History

Deed Date	Type	Description	Grantor	Grantee	Volume	Page	Number
3/4/2002	GWD	GENERAL WARRANTY DEED	CHAPIN BOB	MAHAFFEY NELCINE RAGAN *ETAL*	848	242	
12/10/1996	Conv	CONVERSION	LOWERY J G	CHAPIN BOB	579	647	