

Victoria CAD Property Search

Property Details

Account		
Property ID:	36154	Geographic ID: 03240-000-05300
Type:	R	Zoning: 0004
Property Use:		
Location		
Situs Address:	NE ZAC LENTZ PKWY VICTORIA, TX 77904	
Map ID:	388	Mapsco:
Legal Description:	03240 SA & MG RR ABST 324 TRACT 45, ACRES 6.44	
Abstract/Subdivision:	03240	
Neighborhood:		
Owner		
Owner ID:	10109570	
Name:	ALVIN THEODORE DINCANS JR ESTATE	
Agent:	JUNEK CONSULTING	
Mailing Address:	% BLAND MARSHA & AUDREY DINCANS 5105 COUNTRY CLUB DR VICTORIA, TX 77904	
% Ownership:	100.0%	
Exemptions:	For privacy reasons not all exemptions are shown online.	

Property Values

Improvement Homesite Value:	\$0 (+)
Improvement Non-Homesite Value:	\$0 (+)
Land Homesite Value:	\$0 (+)
Land Non-Homesite Value:	\$580,459 (+)
Agricultural Market Valuation:	\$0 (+)
Market Value:	\$580,459 (=)
Agricultural Value Loss:?	<div><div>DS</div><div>MB</div></div> \$0 (-)

Appraised Value: ⓘ	\$580,459 (=)
HS Cap Loss: ⓘ	\$0 (-)
Circuit Breaker: ⓘ	\$0 (-)
Assessed Value:	\$580,459
Ag Use Value:	\$0
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: ALVIN THEODORE DINCANS JR ESTATE %Ownership: 100.0%

Entity	Description	Tax Rate	Market Value	Taxable Value	Estimated Tax	Freeze Ceiling
NAV	Navigation District	0.026400	\$580,459	\$580,459	\$153.24	
RDB	Road & Bridge	0.060500	\$580,459	\$580,459	\$351.18	
CVC	City of Victoria	0.470700	\$580,459	\$580,459	\$2,732.22	
JRC	Victoria County Junior College Dist	0.170900	\$580,459	\$580,459	\$992.00	
DD3	Drainage dist 3	0.024800	\$580,459	\$580,459	\$143.95	
GVC	Victoria County	0.327500	\$580,459	\$580,459	\$1,901.00	
SVC	Victoria ISD	0.803500	\$580,459	\$580,459	\$4,663.99	
CAD	Victoria CAD	0.000000	\$580,459	\$580,459	\$0.00	
UWD	Victoria County Ground Water District	0.006720	\$580,459	\$580,459	\$39.01	

Total Tax Rate: 1.891020

Estimated Taxes With Exemptions: \$10,976.59

Estimated Taxes Without Exemptions: \$10,976.59

