

Victoria CAD Property Search

Property Details

Account		
Property ID:	42564	Geographic ID: 13500-007-00100
Type:	R	Zoning: 0004
Property Use:		
Location		
Situs Address:	6602 N NAVARRO VICTORIA, TX 77904	
Map ID:	387	Mapsco:
Legal Description:	CASTLE HILL WEST, BLOCK 7, LOT N 1/2 OF 1	
Abstract/Subdivision:	13500	
Neighborhood:		
Owner		
Owner ID:	10103553	
Name:	TG&RM INVESTMENT PROPERTIES LLC	
Agent:		
Mailing Address:	6602 N NAVARRO 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:	\$1,215,010 (+)
Land Homesite Value:	\$0 (+)
Land Non-Homesite Value:	\$779,910 (+)
Agricultural Market Valuation:	\$0 (+)
Market Value:	\$1,994,920 (=)
Agricultural Value Loss: 	\$0 (-)
Appraised Value: 	\$1,994,920 (=)
HS Cap Loss: 	\$0 (-)
Circuit Breaker: 	\$475,396 (-)
Assessed Value:	\$1,519,524
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: TG&RM INVESTMENT PROPERTIES LLC **%Ownership:** 100.0%

Entity	Description	Tax Rate	Market Value	Taxable Value	Estimated Tax	Freeze Ceiling
NAV	Navigation District	0.026400	\$1,994,920	\$1,519,524	\$401.15	
RDB	Road & Bridge	0.060500	\$1,994,920	\$1,519,524	\$919.31	
CVC	City of Victoria	0.470700	\$1,994,920	\$1,519,524	\$7,152.40	
JRC	Victoria County Junior College Dist	0.170900	\$1,994,920	\$1,519,524	\$2,596.87	
GVC	Victoria County	0.327500	\$1,994,920	\$1,519,524	\$4,976.44	
SVC	Victoria ISD	0.803500	\$1,994,920	\$1,519,524	\$12,209.38	
CAD	Victoria CAD	0.000000	\$1,994,920	\$1,519,524	\$0.00	
UWD	Victoria County Ground Water District	0.006720	\$1,994,920	\$1,519,524	\$102.11	

Total Tax Rate: 1.866220

Estimated Taxes With Exemptions: \$28,357.66

Estimated Taxes Without Exemptions: \$37,229.60

█ Property Improvement - Building

Type: COMMERCIAL **Living Area:** 7400.0 sqft **Value:** \$351,930

Type	Description	Class CD	Year Built	SQFT
MA	MAIN AREA	40+	1978	7400
CAN	CANOPY	*	1978	575

Description: MISCELLANEOUS **Living Area:** 0 sqft **Value:** \$9,510

Type	Description	Class CD	Year Built	SQFT
CI1	ASPHALT PAVING	2	1978	23225
PC2	CONCRETE PAV HEAVY DUTY	*	1978	800

█ Property Land

Type	Description	Acreage	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
C1	PRIMARY SITE	1.35	58,950.00	0.00	0.00	\$779,910	\$0

Property Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap Loss	Assessed
2024	\$1,215,010	\$779,910	\$0	\$1,994,920	\$0	\$1,519,524
2023	\$382,020	\$884,250	\$0	\$1,266,270	\$0	\$1,266,270
2022	\$171,880	\$412,650	\$0	\$584,530	\$0	\$584,530
2021	\$172,090	\$412,650	\$0	\$584,740	\$0	\$584,740
2020	\$174,670	\$412,650	\$0	\$587,320	\$0	\$587,320
2019	\$174,870	\$412,650	\$0	\$587,520	\$0	\$587,520
2018	\$175,280	\$412,650	\$0	\$587,930	\$0	\$587,930
2017	\$177,880	\$412,650	\$0	\$590,530	\$0	\$590,530
2016	\$140,500	\$412,650	\$0	\$553,150	\$0	\$553,150

Property Deed History

Deed Date	Type	Description	Grantor	Grantee	Volume	Page	Number
11/18/2021	SWV	SPECIAL WARRANTY DEED W/ VENDORS LIEN	GREENSMITH MARKETING LLC	TG&RM INVESTMENT PROPERTIES LLC	2021*	14232	5
8/3/2009	GWD	GENERAL WARRANTY DEED	SMITH CONNIE GREEN	GREENSMITH MARKETING LLC	2009*	08407	3
9/3/2009	T/D	TRUSTEE DEED	GREEN ELSIE L INS TR	SMITH CONNIE GREEN	2009*	08405	