

GENERAL INFO

ACCOUNT

Property ID: 192061
 Geographic ID: 0204100504
 Type: R
 Zoning: LI
 Agent:
 Legal Description: LOT 2 BLK 5 OLT 23&231/2 DIV A LINCOLN PLACE
 Property Use: 1

OWNER

Name: 2301 WEBBERVILLE LLC
 Secondary Name:
 Mailing Address: 301 West Ave # 6001 Austin TX 78701-4757
 Owner ID: 1906755
 % Ownership: 100.00
 Exemptions:

LOCATION

Address: 2301 CORONADO ST TX 78702

Market Area:
 Market Area CD: EC2
 Map ID: 020211

PROTEST

Protest Status:
 Informal Date:
 Formal Date:

VALUES

CURRENT VALUES

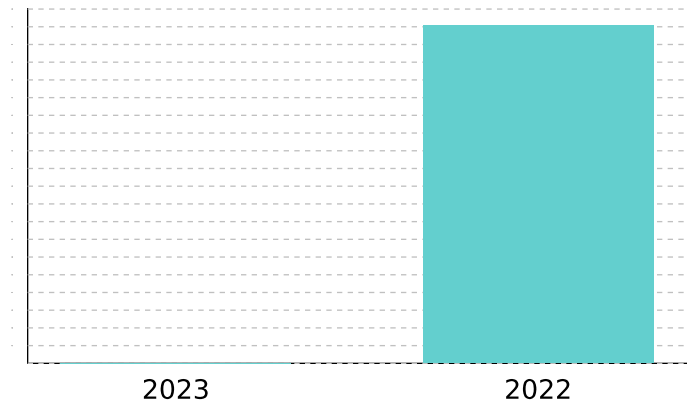
Land Homesite: \$447,300
 Land Non-Homesite: \$0
 Special Use Land Market: \$0
 Total Land: \$447,300

 Improvement Homesite: \$0
 Improvement Non-Homesite: \$29,413
 Total Improvement: \$29,413

 Market: \$476,713
 Special Use Exclusion (-): \$0
 Appraised: \$476,713
 Value Limitation Adjustment (-): \$0

 Net Appraised: \$476,713

VALUE HISTORY



Values for the current year are preliminary and are subject to change.

VALUE HISTORY

| Year | Land Market | Improvement | Special Use Exclusion | Appraised | Value Limitation Adj (-) | Net Appraised |
|------|-------------|-------------|-----------------------|-----------|--------------------------|---------------|
| 2023 | N/A | N/A | N/A | N/A | N/A | N/A |
| 2022 | \$447,300 | \$29,413 | \$0 | \$476,713 | \$0 | \$476,713 |

TAXING UNITS

| Unit | Description | Tax Rate | Net Appraised | Taxable Value |
|------|-------------------------------------|----------|---------------|---------------|
| 01 | AUSTIN ISD | 0.996600 | \$476,713 | \$476,713 |
| 02 | CITY OF AUSTIN | 0.462700 | \$476,713 | \$476,713 |
| 03 | TRAVIS COUNTY | 0.318239 | \$476,713 | \$476,713 |
| 0A | TRAVIS CENTRAL APP DIST | 0.000000 | \$476,713 | \$476,713 |
| 2J | TRAVIS COUNTY HEALTHCARE DISTRICT | 0.098684 | \$476,713 | \$476,713 |
| 68 | AUSTIN COMM COLL DIST | 0.098700 | \$476,713 | \$476,713 |
| HPR1 | HOMESTEAD PRESERVATION REINVESTMENT | 0.000000 | \$476,713 | \$476,713 |

DO NOT PAY FROM THIS ESTIMATE. This is only an estimate provided for informational purposes and may not include any special assessments that may also be collected. Please contact the tax office for actual amounts.

IMPROVEMENT

Improvement #1: **OFF/RETAIL (SFR)** Improvement Value: **\$29,413** Main Area: **576**
 State Code: **F5** Gross Building Area: **657**

| Type | Description | Class CD | Exterior Wall | Number of Units | EFF Year Built | Year | SQFT |
|------|---------------------|----------|---------------|-----------------|----------------|------|------|
| 1ST | 1st Floor | WW | | 0 | 1945 | 1945 | 576 |
| 571C | STORAGE DET COMM | WW | | 0 | 1945 | 1945 | 64 |
| 011C | PORCH OPEN 1ST COMM | WW | | 0 | 1945 | 1945 | 16 |
| 251 | BATHROOM | WW | | 0 | 1945 | 1945 | 1 |

Improvement Features

1ST Shape Factor: R, Floor Factor: 1ST, Grade Factor: F

LAND

| Land | Description | Acres | SQFT | Cost per SQFT | Market Value | Special Use Value |
|------|-------------|--------|-------|---------------|--------------|-------------------|
| LAND | Land | 0.1369 | 5,964 | \$75.00 | \$447,300 | \$0 |

DEED HISTORY

| Deed Date | Type | Description | Grantor/Seller | Grantee/Buyer | Book ID | Volume | Page | Instrument |
|-----------|------|------------------|--------------------------------|--------------------------------|---------|--------|-------|---------------|
| 8/9/21 | SW | SPECIAL WARRANTY | MUELLER MICHAEL | 2301 WEBBERVILLE LLC | | | | 2021178414 |
| 8/9/21 | WD | WARRANTY DEED | MUELLER MICHAEL & | MUELLER MICHAEL | | | | 2021178413 |
| 1/26/18 | WD | WARRANTY DEED | MUELLER MICHAEL | MUELLER MICHAEL & | | | | 2018012970 |
| 1/3/18 | WD | WARRANTY DEED | BELL PEARLINE | MUELLER MICHAEL | | | | 2018002202 |
| 11/8/17 | WD | WARRANTY DEED | BELL PEARLINE & | BELL PEARLINE | | | | 2017182172 |
| 3/29/17 | WD | WARRANTY DEED | BELL PEARLINE | BELL PEARLINE & | | | | 2017051696 |
| 11/10/97 | WD | WARRANTY DEED | JONES LIONEL MACK ESTATE | BELL PEARLINE | | 00000 | 00000 | 2002048841 TR |
| 12/21/95 | MS | MISCELLANEOUS | BELL PEARLINE & JEANNETTE JONE | JONES LIONEL MACK ESTATE | | 13049 | 00042 | |
| 11/10/97 | QD | QUIT CLAIM DEED | JONES LIONEL MACK | BELL PEARLINE & JEANNETTE JONE | | 13118 | 00805 | |

| Deed Date | Type | Description | Grantor/Seller | Grantee/Buyer | Book ID | Volume | Page | Instrument |
|-----------|------|---------------|----------------------|----------------------|---------|--------|-------|------------|
| 5/23/92 | MS | MISCELLANEOUS | WILLIAMS MAXINE M | JONES LIONEL MACK | | 12026 | 00242 | |
| | MS | MISCELLANEOUS | | WILLIAMS MAXINE M | | 11553 | 00020 | |