



LOCATION

Property Address	334 S Convent Ave Tucson, AZ 85701
Subdivision	C O T
Carrier Route	C005
County	Pima County, AZ
View Other Addresses	
GENERAL PARCEL INFORMATION	
Parcel ID/Tax ID	117-14-1370
Township	14S
Range	13E
Section	13
2020 Census Trct/Blk	54/1
Assessor Roll Year	2024

PROPERTY SUMMARY

Property Type	Commercial
Land Use	1512: Office Building 2 Story
Improvement Type	Single Family Home
Square Feet	5730
CURRENT OWNER	
Name	Bacon Industries Inc
Mailing Address	373 S Meyer Ave Tucson, AZ 85701-2231
SCHOOL ZONE INFORMATION	
Carrillo K-5 Magnet School	0.2 mi
Elementary: K to 5	Distance
Drachman Montessori K-8 Magnet School	0.6 mi
Primary Middle: K to 8	Distance
Tucson High Magnet School	1.0 mi
High: 9 to 12	Distance

SALES HISTORY THROUGH 09/10/2024

Date	Amount	Buyer/Owners	Seller	Instrument	No. Parcels	Book/Page Or Document#
6/9/2003	\$1,400,000	Bacon Industries Inc		Warranty Deed	12	12067/5120

TAX ASSESSMENT

Appraisal	Amount	Assessment	Amount
Appraisal Year	2024	Assessment Year	2024
Appraised Land	\$49,935	Assessed Land	
Appraised Improvements	\$590,106	Assessed Improvements	
Total Tax Appraisal	\$640,041	Total Assessment	\$96,006
Tax Area	0150	%Improvement	92%
		Exempt Amount	

TAXES

Tax Year	City Taxes	County Taxes	Total Taxes
2023			\$10,007.75
2022			\$10,313.20
2021			\$10,508.57
2020			\$10,189.15
2019			\$10,054.77
2018			\$10,328.44
2017			\$10,783.87
2016			\$10,932.50
2015			\$11,394.17
2014			\$11,527.47
2013			\$11,246.51

MORTGAGE HISTORY

No mortgages were found for this parcel.

PROPERTY CHARACTERISTICS: BUILDING

Building # 1			
Type	Single Family Home	Condition	Units
Year Built	1900	Effective Year Built	1900
BRs		Baths	Rooms
Total Sq. Ft.	2,380		
Building Square Feet (Living Space)		Building Square Feet (Other)	
- CONSTRUCTION			
Quality		Roof Framing	Wood Joists - Wood Deck
Shape		Roof Cover Deck	Metal - Preformed Sheets
Partitions		Cabinet Millwork	
Construction		Floor Finish	Asphalt Tile
Foundation	Concrete Bearing Wall - Heavy	Interior Finish	Gypsum Board - Taped And Painted

Floor System	Concrete On Ground	Air Conditioning
Exterior Wall	Adobe - Mud	Heat Type
Structural Framing		Bathroom Tile
Fireplace		Plumbing Fixtures
- OTHER		
Occupancy		Building Data Source

PROPERTY CHARACTERISTICS: BUILDING

Building # 2			
Type	Business Office	Condition	Units
Year Built	1990	Effective Year Built	Stories
BRs		Baths	Rooms
Total Sq. Ft.	3,350		
Building Square Feet (Living Space)		Building Square Feet (Other)	
		Interior Balcony - Concrete 185	

- CONSTRUCTION

Quality		Roof Framing	Wood Joists - Wood Deck
Shape		Roof Cover Deck	Metal Sandwich Panel
Partitions		Cabinet Millwork	
Construction		Floor Finish	Asphalt Tile
Foundation	Concrete Bearing Wall - Heavy	Interior Finish	Interior - Framed Wood Or Metal Studs
Floor System	Concrete On Ground	Air Conditioning	
Exterior Wall	Stucco On Standard Block	Heat Type	Package Heating And Cooling - Alternate Fuel - All
Structural Framing		Bathroom Tile	
Fireplace		Plumbing Fixtures	
- OTHER			
Occupancy		Building Data Source	

PROPERTY CHARACTERISTICS: EXTRA FEATURES

Feature	Size or Description	Year Built	Condition	Building
Site Preparation	2380			1-1
Electrical - Finished	2380			1-1
Ceiling Insulation	3350			2-1
Suspended Ceiling	3350			2-1
Electrical - Finished	3350			2-1
Site Preparation	1675			2-1
Exterior Stairs - Concrete & Steel	16			2-1
Paving - Asphalt	4500			3-1

PROPERTY CHARACTERISTICS: LOT

Land Use	1512: Office Building 2 Story	Lot Dimensions	
Block/Lot	234/7	Lot Square Feet	9,975
Latitude/Longitude	32.216507°/-110.972361°	Acreage	0.229

PROPERTY CHARACTERISTICS: UTILITIES/AREA

Gas Source		Road Type	
Electric Source		Topography	
Water Source		District Trend	
Sewer Source		School District	Tucson Unified School District
Zoning Code	HO-3		
Owner Type			

LEGAL DESCRIPTION

Subdivision	C O T	Plat Book/Page	3/70
Block/Lot	234/7	Tax Area	0150
Description	From Parcel:001010010 /Tucson N68' Of Lot 7 Blk 234		

FEMA FLOOD ZONES

Zone Code	Flood Risk	BFE	Description	FIRM Panel ID	FIRM Panel Eff. Date
X	Minimal		Area of minimal flood hazard, usually depicted on FIRMs as above the 500-year flood level.	04019C2278L	06/16/2011

LISTING ARCHIVE

No Listings found for this parcel.