

HARRIS COUNTY APPRAISAL DISTRICT
REAL PROPERTY ACCOUNT INFORMATION
1211820010003

Tax Year: 2018



Owner and Property Information									
Owner Name & Mailing Address: AMB INSTITUTIONAL ALLIANCE FUND III LP ATTN; CHRISTINE ORSIE 1800 WAZEE ST STE 500 DENVER CO 80202-2526					Legal Description: RES B BLK 1 (1795 SQFT EASEMENT) J A GREEN DEVELOPMENT CORP R/P Property Address: 2928 GREENS RD HOUSTON TX 77032				
State Class Code	Land Use Code	Building Class	Total Units	Land Area	Building Area	Net Rentable Area	Neighborhood	Map Facet	Key Map®
F1 -- Real, Commercial	8001 -- Land Neighborhood Section 1	B	0	798,411 SF	198,000	232,775	5983.42	5465B	374N

Value Status Information

Value Status	Notice Date	Shared CAD
Noticed	04/06/2018	No

Exemptions and Jurisdictions

Exemption Type	Districts	Jurisdictions	Exemption Value	ARB Status	2017 Rate	2018 Rate
None	009	ALDINE ISD		Not Certified	1.373388	
	040	HARRIS COUNTY		Not Certified	0.418010	
	041	HARRIS CO FLOOD CNTRL		Not Certified	0.028310	
	042	PORT OF HOUSTON AUTHY		Not Certified	0.012560	
	043	HARRIS CO HOSP DIST		Not Certified	0.171100	
	044	HARRIS CO EDUC DEPT		Not Certified	0.005195	
	045	LONE STAR COLLEGE SYS		Not Certified	0.107800	
	061	CITY OF HOUSTON		Not Certified	0.584210	

Texas law prohibits us from displaying residential photographs, sketches, floor plans, or information indicating the age of a property owner on our website. You can inspect this information or get a copy at **HCAD's information center at 13013 NW Freeway.**

Valuations

Value as of January 1, 2017			Value as of January 1, 2018		
	Market	Appraised		Market	Appraised
Land	3,193,644		Land	3,193,644	
Improvement	11,548,356		Improvement	12,507,356	
Total	14,742,000	14,742,000	Total	15,701,000	15,701,000

Land

Market Value Land												
Line	Description	Site Code	Unit Type	Units	Size Factor	Site Factor	Appr O/R Factor	Appr O/R Reason	Total Adj	Unit Price	Adj Unit Price	Value
1	8001 -- Land Neighborhood Section 1	4380	SF	798,411	1.00	1.00	1.00	--	1.00	4.00	4.00	3,193,644.00

Building

Building	Year Built	Type	Style	Quality	Impr Sq Ft	Building Details
1	2001	Distribution Warehouse	Shell, Industrial	Good	198,000	Displayed

Building Details (1)

Building Data	
Element	Detail
Cooling Type	None
Construction Type	Fire Resistant Steel
Functional Utility	Avg/Normal

Building Areas	
Description	Area
BASE AREA PRI	198,000

Heating Type	None
Partition Type	Normal
Physical Condition	Avg/Normal
Plumbing Type	Adequate
Sprinkler Type	Wet
Exterior Wall	Concr Tilt Up
Economic Obsolescence	Normal
Element	Units
Wall Height	28
Office Warehouse Ratio	0.21
OH Door: Roll Steel	233
Interior Finish Percent	100
Elev: Hydro / Pass	5

Extra Features

Line	Description	Quality	Condition	Units	Year Built
1	Paving - Heavy Concrete	Average	Average	560,000.00	2001
2	Dock Level Floor	Average	Average	198,000.00	2001
3	Enclosure, Retail	Average	Average	2,352.00	2001
4	Loading Ramp, Concrete	Average	Average	560.00	2001
5	Loading Ramp, Concrete	Average	Average	560.00	2001
6	Multi-Use, Office	Good	Average	50,946.00	2001