

HARRIS COUNTY APPRAISAL DISTRICT
REAL PROPERTY ACCOUNT INFORMATION
0021870000006

Tax Year: 2019



Owner and Property Information								
Owner Name & Mailing Address: MORQUECHO EDUARDO 2309 BELL ST HOUSTON TX 77003-4424				Legal Description: TRS 6 7 & 12 BLK 469 SSBB				
				Property Address: 2305 BELL ST HOUSTON TX 77003				
State Class Code	Land Use Code	Land Area	Total Living Area	Neighborhood	Neighborhood Group	Market Area	Map Facet	Key Map ^{1/2}
A1 -- Real, Residential, Single-Family	1003 -- Res Improved Table Value (Res. Use)	6,050 SF	1,732 SF	7117.1	1420	140 -- 1D Navigation, Harrisburg, Lawndale Areas	5457C	493V

Value Status Information

Value Status	Notice Date	Shared CAD
Noticed	04/23/2019	No

Exemptions and Jurisdictions

Exemption Type	Districts	Jurisdictions	Exemption Value	ARB Status	2018 Rate	2019 Rate
Residential Homestead (Multiple)	001	HOUSTON ISD	73,968	Certified: 08/02/2019	1.206700	1.136700
	040	HARRIS COUNTY	169,838	Certified: 08/02/2019	0.418580	0.407130
	041	HARRIS CO FLOOD CNTRL	169,838	Certified: 08/02/2019	0.028770	0.027920
	042	PORT OF HOUSTON AUTHY	169,838	Certified: 08/02/2019	0.011550	0.010740
	043	HARRIS CO HOSP DIST	169,838	Certified: 08/02/2019	0.171080	0.165910
	044	HARRIS CO EDUC DEPT	169,838	Certified: 08/02/2019	0.005190	0.005000
	048	HOU COMMUNITY COLLEGE	145,476	Certified: 08/02/2019	0.100263	0.100263
	061	CITY OF HOUSTON	169,838	Certified: 08/02/2019	0.588310	0.567920
	596	EAST DOWNTOWN (061)	169,838	Certified: 08/02/2019		
	923	EAST DOWNTOWN TIRZ (040)	169,838	Certified: 08/02/2019		
	975	EAST DOWNTOWN (001)	73,968	Certified: 08/02/2019		
	995	EAST DOWNTOWN MNG DST	0	Certified: 08/02/2019	0.125000	0.125000

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, 2018			Value as of January 1, 2019		
	Market	Appraised		Market	Appraised
Land	138,125		Land	193,375	
Improvement	33,986		Improvement	36,496	
Total	172,111	154,399	Total	229,871	169,838

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	1003 -- Res Improved Table Value (Res. Use)	SF1	SF	5,000	1.00	1.00	1.00	--	1.00	35.00	35.00	175,000.00
2	1003 -- Res Improved Table Value (Res. Use)	SF3	SF	1,050	1.00	0.50	1.00	--	0.50	35.00	17.50	18,375.00

Building

Building	Year Built	Type	Style	Quality	Impr Sq Ft	Building Details
1	1940	Residential Single Family	Residential 1 Family	Very Low	572 *	Displayed
2	1940	Residential Single Family	Residential 1 Family	Very Low	600 *	View
3	1940	Residential Single Family	Residential 1 Family	Very Low	560 *	View

* All HCAD residential building measurements are done from the exterior, with individual measurements rounded to the closest foot. This measurement includes all closet space, hallways, and interior staircases. Attached garages are not included in the square footage of living area, but valued separately. Living area above *attached* garages is included in the square footage living area of the dwelling. Living area above *detached* garages is not included in the square footage living area of the dwelling but is valued separately. This method is used on all residential properties in Harris County to ensure the uniformity of square footage of living area measurements district-wide. There can be a reasonable variance between the HCAD square footage and your square footage measurement, especially if your square footage measurement was an interior measurement or an exterior measurement to the inch.

Building Details (1)

Building Data	
Element	Detail
Cond / Desir / Util	Very Poor
Foundation Type	Crawl Space
Grade Adjustment	E+
Heating / AC	None
Physical Condition	Very Poor
Exterior Wall	Frame / Concrete Blk
Element	Units
Room: Total	4
Room: Full Bath	1
Room: Bedroom	2

Building Areas	
Description	Area
BASE AREA PRI	572
OPEN FRAME PORCH PRI	80

Extra Features

Line	Description	Quality	Condition	Units	Year Built
1	Frame Utility Shed	Fair	Average	400.00	1999
2	Cracked Beam - Crawl Repaired	Average	Average	600.00	1940
3	Carport - Residential	Fair	Average	170.00	2001