

HARRIS COUNTY APPRAISAL DISTRICT
REAL PROPERTY ACCOUNT INFORMATION
0440820030135

Tax Year: 2014



Owner and Property Information			
Owner Name & Mailing Address:		Legal Description:	
ELLA W 12TH LTD 1520 OLIVER ST HOUSTON TX 77007-6035		TR 39F ABST 642 J REINERMAN	
		Property Address:	
		2902 W 12TH ST HOUSTON TX 77008	

State Class Code		Land Use Code		Building Class		Total Units
F1 -- Real, Commercial		4398 -- Warehouse		E		0
Land Area	Building Area	Net Rentable Area	Neighborhood	Market Area	Map Facet	Key Map®
157,883 SF	31,470	0	5950.01	6023 -- Inner Loop Northwest	5258A	452X

Value Status Information

Capped Account	Value Status	Notice Date	Shared CAD
No	Noticed	03/31/2014	No

Exemptions and Jurisdictions

Exemption Type	Districts	Jurisdictions	ARB Status	2013 Rate	2014 Rate
None	001	HOUSTON ISD	Certified: 08/15/2014	1.186700	1.196700
	040	HARRIS COUNTY	Certified: 08/15/2014	0.414550	0.417310
	041	HARRIS CO FLOOD CNTRL	Certified: 08/15/2014	0.028270	0.027360
	042	PORT OF HOUSTON AUTHY	Certified: 08/15/2014	0.017160	0.015310
	043	HARRIS CO HOSP DIST	Certified: 08/15/2014	0.170000	0.170000
	044	HARRIS CO EDUC DEPT	Certified: 08/15/2014	0.006358	0.005999
	048	HOU COMMUNITY COLLEGE	Certified: 08/15/2014	0.097173	0.106890
	061	CITY OF HOUSTON	Certified: 08/15/2014	0.638750	0.631080

Valuations

Value as of January 1, 2013			Value as of January 1, 2014		
	Market	Appraised		Market	Appraised
Land	789,415		Land	789,415	
Improvement	1,193,586		Improvement	1,288,645	
Total	1,983,001	1,983,001	Total	2,078,060	2,078,060

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	4398 -- Warehouse	SF1	SF	157,883	1.00	1.00	1.00	--	1.00	5.00	5.00	789,415.00

Building

Building	Year Built	Type	Style	Quality	Impr Sq Ft	Building Details
1	1970	Warehouse	Shell, Industrial	Average	26,676	Displayed
2	1970	Office - Warehouse	Office Building	Average	4,794	View

Building Details (1)

Building Data		Building Areas	
Element	Detail	Description	Area
Cooling Type	None	BASE AREA PRI	20,604
Cooling Type	Central / Forced	BASE AREA PRI	5,292

Construction Type	Fire Resistant Steel
Functional Utility	Avg/Normal
Heating Type	Hot Air
Heating Type	Unit Heaters
Partition Type	Below Normal
Partition Type	Normal
Physical Condition	Avg/Normal
Plumbing Type	Adequate
Plumbing Type	Good
Sprinkler Type	None
Sprinkler Type	Wet
Exterior Wall	Brick / Stone
Economic Obsolescence	Normal
Element	Units
Wall Height	24
Wall Height	18
Wall Height	12
Wall Height	10
Office Warehouse Ratio	0.62
OH Door: Roll Steel	3
Interior Finish Percent	100
Interior Finish Percent	0

BASE AREA PRI	780
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Building Features	
Description	Units
CANOPY ROOF AND SLAB	2
Dock Level Floor	1
Enclosure, Office	1
Enclosure, Office	1
Paving - Asphalt	1
Paving - Light Concrete	2