

1802 High Falls Ln, Pearland, TX 77581-5686, Brazoria County



MLS Beds 4	MLS Sq Ft 2,185	Lot Sq Ft 7,392	MLS Sale Price \$255,000
MLS Baths 2	Yr Built 2009	Type SFR	MLS Sale Date 08/17/2018

OWNER INFORMATION

Owner Name	Van Nguyen Hoc	Tax Billing Address	1802 High Falls Ln
Owner Name 2	Nguyen Men T	Tax Billing City & State	Pearland, TX
Owner Occupied	Yes	Tax Billing Zip	77581
Carrier Route	C022	Tax Billing Zip+4	5686

LOCATION INFORMATION

Subdivision	The Lakes At Highland Glen Sec	Market Area	PEARLAND
School District Name	Pearland ISD	Key Map	615g
Neighborhood Code	S4030.5-S4030.5	Topography	Flat/Level
Township	Pearland	Census Tract	6604.00
MLS Area	5		

TAX INFORMATION

Parcel ID	4030-9001-001	Block #	1
Parcel ID	559056	% Improved	91%
Parcel ID	40309001001	Tax Area	GBC
Lot #	1		
Legal Description	THE LAKES AT HIGHLAND GLEN SEC 9 (A0076)(PEARLAND) BLK 1 LOT 1		
M.U.D. Information	M23		

ASSESSMENT & TAX

Assessment Year	2020	2019	2018
Assessed Value - Total	\$265,530	\$243,570	\$235,310
Assessed Value - Land	\$24,020	\$24,020	\$24,020
Assessed Value - Improved	\$241,510	\$219,550	\$211,290
YOY Assessed Change (\$)	\$21,960	\$8,260	
YOY Assessed Change (%)	9.02%	3.51%	
Market Value - Total	\$265,530	\$243,570	\$235,310
Market Value - Land	\$24,020	\$24,020	\$24,020
Market Value - Improved	\$241,510	\$219,550	\$211,290
Tax Year	Total Tax	Change (\$)	Change (%)
2018	\$7,433		
2019	\$7,692	\$259	3.49%
2020	\$8,169	\$477	6.2%

Jurisdiction	Tax Rate	Tax Amount
Pearland City	.72	\$1,911.82
Brazoria Cty Drain Dist #4	.146	\$387.67
Brazoria County	.34202	\$908.16
Brazoria County Mud #23	.46	\$1,221.44
County Road & Bridge	.05	\$132.77
Pearland ISD	1.3585	\$3,607.23
Total Estimated Tax Rate	3.0765	

CHARACTERISTICS

Land Use - CoreLogic	SFR	Fireplace	Y
Land Use - County	Sgl-Fam-Res-Home	Fireplaces	1

Land Use - State	Sgl-Fam-Res-Home
Lot Acres	0.1697
Lot Sq Ft	7,392
# of Buildings	1
Building Type	Residential
Building Sq Ft	2,185
Gross Sq Ft	2,185
Ground Floor Sq Ft	2,185
Stories	1
Quality	Average
Bedrooms	MLS: 4
Total Baths	Tax: 3 MLS: 2
MLS Total Baths	2
Full Baths	2
Half Baths	1

Elec Svs Type	Electric/Gas
Cooling Type	Central
Heat Type	Central
Porch	Open Porch
Porch Sq Ft	18
Patio/Deck 2 Area	40
Parking Type	Brick Garage
No. Parking Spaces	MLS: 2
Garage Type	Garage
Garage Capacity	MLS: 2
Garage Sq Ft	390
Roof Shape	A-Frame
Foundation	Slab
Exterior	Brick Veneer
Year Built	2009

FEATURES

Feature Type	Unit	Size/Qty	Year Built	Value
Main Area	S	2,185	2009	\$211,360
Open Masonary Porch	S	18	2009	\$260
Open Porch	S	40	2009	\$520
Brick Garage	S	390	2009	\$7,410

SELL SCORE

Rating	High	Value As Of	2021-01-13 23:21:26
Sell Score	655		

LISTING INFORMATION

MLS Listing Number	22897682	MLS Pending Date	07/20/2018
MLS Status	Sold	MLS Sale Date	08/17/2018
Listing Area	5	MLS Sale/Close Price	\$255,000
MLS D.O.M	18	Listing Agent	Jlwyatt-Jeffrey Wyatt
MLS Listing Date	07/02/2018	Listing Broker	J.L. WYATT PROPERTIES
MLS Current List Price	\$255,000	Selling Agent	Daon-Nhan Dao
MLS Original List Price	\$265,000	Selling Broker	VAN LOI REALTY & INVESTMENT
MLS Status Change Date	08/23/2018		

MLS Listing #	69159004
MLS Status	Sold
MLS Listing Date	08/25/2009
MLS Listing Price	\$192,548
MLS Orig Listing Price	\$192,548
MLS Sale Date	09/27/2009
MLS Sale Price	\$179,548

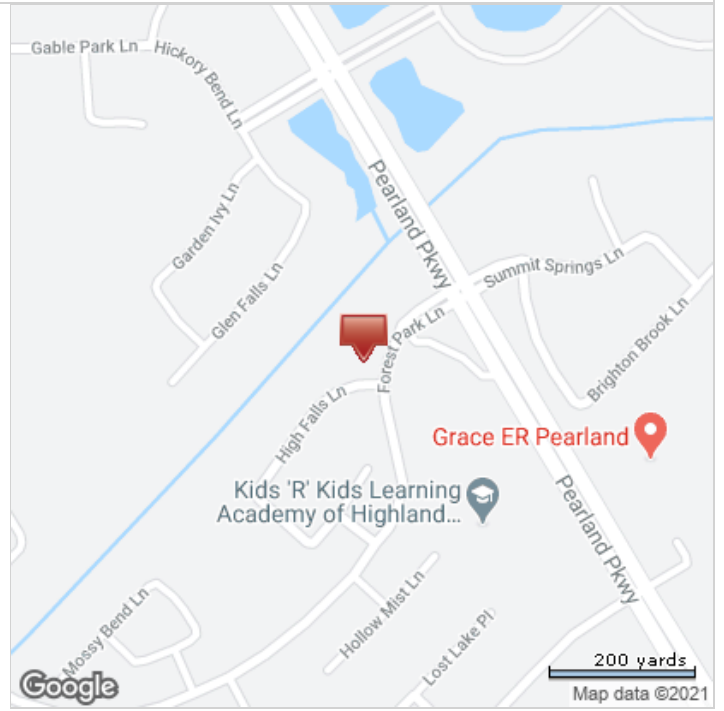
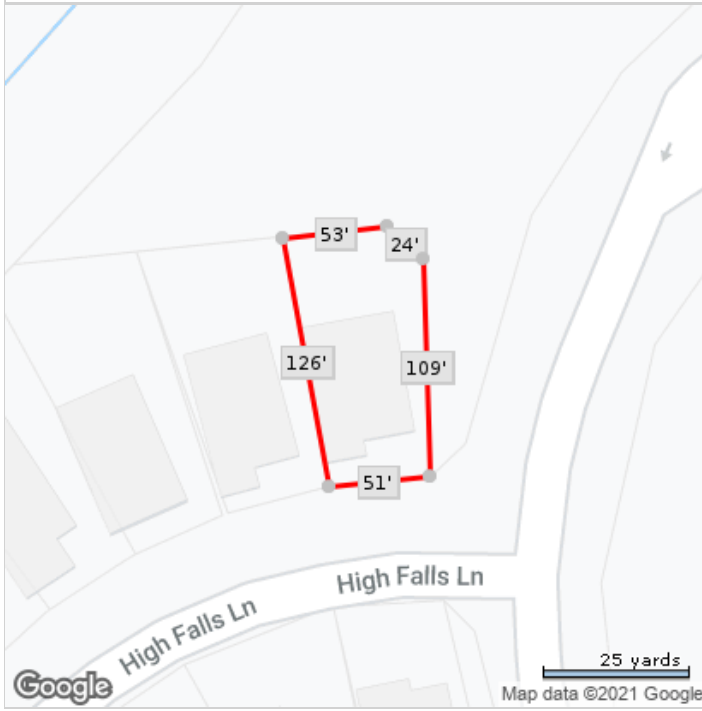
LAST MARKET SALE & SALES HISTORY

Recording Date	01/11/2019	08/20/2018	10/05/2009
Nominal	Y		
Buyer Name	Van Nguyen Hoc	Nguyen An	Deaton James & Kady
Buyer Name 2	Nguyen Men T		Deaton Kady
Seller Name	Nguyen An	Deaton James & Kady	Beazer Hms Tx
Document Number	1849	42844	44427
Document Type	Warranty Deed	Warranty Deed	Warranty Deed

MORTGAGE HISTORY

Mortgage Date	08/26/2015	10/05/2009
Mortgage Amount	\$160,300	\$173,554
Mortgage Lender	Wells Fargo Bk Na	Primary Cap Advisors Lc
Mortgage Code	Conventional	Fha
Borrower Name	Deaton James	Deaton James

PROPERTY MAP



*Lot Dimensions are Estimated