

HARRIS CENTRAL APPRAISAL DISTRICT
 REAL PROPERTY ACCOUNT INFORMATION
1501190030004

Tax Year: 2023



Owner and Property Information								
Owner Name & Mailing Address: COX ASHLEY N 23126 RIVERCANE SHADOW TRL SPRING TX 77373-2014				Legal Description: LT 4 BLK 3 BRECKENRIDGE WEST SEC 1 23126 RIVERCANE SHADOW TRL SPRING TX 77373				
State Class Code	Land Use Code	Land Area	Total Living Area	Neighborhood	Neighborhood Group	Market Area	Map Facet	Key Map ^A
A1 -- Real, Residential, Single-Family	1001 -- Residential Improved	5,014 SF	2,646 SF	2251.13	24025	380 -- ISD 24 - North of Cypress Creek	5369B	293Y

Value Status Information	
Value Status	Shared CAD
All Values Pending	No

Exemptions and Jurisdictions						
Exemption Type	Districts	Jurisdictions	Exemption Value	ARB Status	2022 Rate	2023 Rate
Residential Homestead	024	SPRING ISD	Pending	Pending	1.254600	
	040	HARRIS COUNTY	Pending	Pending	0.343730	
	041	HARRIS CO FLOOD CNTRL	Pending	Pending	0.030550	
	042	PORT OF HOUSTON AUTHY	Pending	Pending	0.007990	
	043	HARRIS CO HOSP DIST	Pending	Pending	0.148310	
	044	HARRIS CO EDUC DEPT	Pending	Pending	0.004900	
	045	LONE STAR COLLEGE SYS	Pending	Pending	0.107800	
	550	HC EMERG SRV DIST 7	Pending	Pending	0.093900	
	666	HC EMERG SERV DIST 11	Pending	Pending	0.029336	
	847	TIMBER LANE UD	Pending	Pending	0.840000	

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			Valuations		
Value as of January 1, 2022			Value as of January 1, 2023		
	Market	Appraised		Market	Appraised
Land	30,084		Land		
Improvement	299,493		Improvement		
Total	329,577	255,090	Total	Pending	Pending

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	1001 -- Res Improved Table Value	SF1	SF	5,014	1.20	1.00	1.00	--	1.20	Pending	Pending	Pending

Building

Building	Year Built	Type	Style	Quality	Impr Sq Ft	Building Details
1	2020	Residential Single Family	Residential 1 Family	Average	2,646 *	Displayed

* 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
Foundation Type	Slab
Exterior Wall	Frame / Concrete Blk
Heating / AC	Central Heat/AC
Grade Adjustment	C+
Physical Condition	Average
Cond / Desir / Util	Average
Exterior Wall	Brick / Veneer
Exterior Wall	Stone
Element	Units
Fireplace: Metal Prefab	1
Room: Half Bath	1
Room: Full Bath	2
Room: Total	7
Room: Bedroom	4

Building Areas	
Description	Area
MAS/CONC PATIO PRI	360
BASE AREA PRI	1,158
OPEN MAS PORCH PRI	96
BASE AREA UPR	1,488
OPEN MAS PORCH PRI	84
MAS/BRK GARAGE PRI	324

Extra Features

Line	Description	Quality	Condition	Units	Year Built
1	Gunite Pool	Average	Average	264.00	2020