

# Victoria CAD

Property Search Results > 40413 SARTUCHE NASARIO for Year 2023

Tax Year: 2023

## Property

### Account

Property ID: 40413      Legal Description: BON-AIRE N 28.9' OF LOT 6 & S 56.1' OF LOT 7 BLOCK 8  
 Geographic ID: 09500-008-00600      Zoning: 0004  
 Type: Real      Agent Code:  
 Property Use Code:  
 Property Use Description:

### Location

Address: 2605 N BEN JORDAN VICTORIA, TX 77901      Mapsco: 640360A  
 Neighborhood: BON-AIRE      Map ID: 663  
 Neighborhood CD: 09500

### Owner

Name: SARTUCHE NASARIO      Owner ID: 10108867  
 Mailing Address: 2605 N BEN JORDAN VICTORIA, TX 77901      % Ownership: 100.0000000000%

Exemptions:

RE/MAX Jirski & McCants Realty Assoc. LLC  
 d/b/a RE/MAX Land & Homes  
 is not liable for information  
 provided from outside sources.

*QJB* / \_\_\_\_\_ / \_\_\_\_\_  
 Seller / Seller      Buyer / Buyer

## Values

(+) Improvement Homesite Value:	+	\$150,790	
(+) Improvement Non-Homesite Value:	+	\$0	
(+) Land Homesite Value:	+	\$15,390	
(+) Land Non-Homesite Value:	+	\$0	Ag / Timber Use Value
(+) Agricultural Market Valuation:	+	\$0	\$0
(+) Timber Market Valuation:	+	\$0	\$0
<hr/>			
(=) Market Value:	=	\$166,180	
(-) Ag or Timber Use Value Reduction:	-	\$0	
<hr/>			
(=) Appraised Value:	=	\$166,180	
(-) HS Cap:	-	\$0	
<hr/>			
(=) Assessed Value:	=	\$166,180	

## Taxing Jurisdiction

Owner: SARTUCHE NASARIO  
 % Ownership: 100.0000000000%  
 Total Value: \$166,180

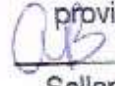
Entity	Description	Tax Rate	Appraised Value	Taxable Value	Estimated Tax
CAD	Victoria CAD	0.000000	\$166,180	\$166,180	\$0.00

CVC	City of Victoria	0.489800	\$166,180	\$166,180	\$813.95
GVC	Victoria County	0.327500	\$166,180	\$166,180	\$544.24
JRC	Victoria County Junior College Dist	0.172200	\$166,180	\$166,180	\$286.16
NAV	Navigation District	0.026700	\$166,180	\$166,180	\$44.37
RDB	Road & Bridge	0.060500	\$166,180	\$166,180	\$100.54
SVC	Victoria ISD	0.805800	\$166,180	\$166,180	\$1,339.08
UWD	Victoria County Ground Water District	0.006990	\$166,180	\$166,180	\$11.62
Total Tax Rate:		1.889490			
				Taxes w/Current Exemptions:	\$3,139.96
				Taxes w/o Exemptions:	\$3,139.96

Improvement / Building

**Improvement #1:** RESIDENTIAL **State Code:** A1 **Living Area:** 1772.0 sqft **Value:** \$150,790

Type	Description	Class CD	Exterior Wall	Year Built	SQFT
MA	MAIN AREA	4+	FRAME	1960	1772.0
GAR	GARAGE	*		1960	432.0
CI2	CONCRETE PAVING	*		1960	320.0
OP	OPEN PORCH	*		1960	54.0
CPR	CARPT/ COV PATIO	*		1960	60.0

Korczynski & McCants Realty Assoc. LLC  
 d/b/a RE/MAX Land & Homes  
 is not liable for information  
 provided from outside sources.  
 / \_\_\_\_\_ / \_\_\_\_\_  
 Seller / Seller Buyer / Buyer

Land

#	Type	Description	Acres	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
1	R1	INTERIOR LOT	0.3152	13728.00	96.00	143.00	\$15,390	\$0

Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap	Assessed
2024	N/A	N/A	N/A	N/A	N/A	N/A
2023	\$150,790	\$15,390	0	166,180	\$0	\$166,180
2022	\$129,610	\$15,390	0	145,000	\$0	\$145,000
2021	\$121,060	\$15,390	0	136,450	\$0	\$136,450
2020	\$93,259	\$15,390	0	108,649	\$0	\$108,649
2019	\$93,259	\$15,390	0	108,649	\$0	\$108,649
2018	\$95,830	\$15,390	0	111,220	\$0	\$111,220
2017	\$95,830	\$15,390	0	111,220	\$0	\$111,220
2016	\$91,280	\$15,390	0	106,670	\$0	\$106,670
2015	\$89,510	\$15,390	0	104,900	\$0	\$104,900
2014	\$100,960	\$15,390	0	116,350	\$0	\$116,350
2013	\$93,360	\$15,390	0	108,750	\$15	\$108,735
2012	\$83,460	\$15,390	0	98,850	\$0	\$98,850
2011	\$79,940	\$15,390	0	95,330	\$0	\$95,330
2010	\$79,940	\$15,390	0	95,330	\$0	\$95,330

Deed History - (Last 3 Deed Transactions)

#	Deed Date	Type	Description	Grantor	Grantee	Volume	Page	Deed Number
1	5/18/2023	WDV	WARRANTY DEED W/ VENDORS LIEN	SARTUCHE NASARIO	BOUCHER ASHLEY	2023*	04561	3

2	3/16/2023	WDV	WARRANTY DEED W/ VENDORS LIEN	DIERLAM MARK CLAYTON	SARTUCHE NASARIO	2023*	02380	2
3	4/9/2018	SWD	SPECIAL WARRANTY DEED		DIERLAM MARK CLAYTON	2018*	04021	2

**Tax Due**

Property Tax Information as of 11/03/2023

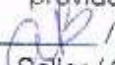
Amount Due if Paid on: +

Year	Taxing Jurisdiction	Taxable Value	Base Tax	Base Taxes Paid	Base Tax Due	Discount / Penalty & Interest	Attorney Fees	Amount Due
------	---------------------	---------------	----------	-----------------	--------------	-------------------------------	---------------	------------

NOTE: Penalty & Interest accrues every month on the unpaid tax and is added to the balance. Attorney fees may also increase your tax liability if not paid by July 1. If you plan to submit payment on a future date, make sure you enter the date and RECALCULATE to obtain the correct total amount due.

Questions Please Call (361) 576-3621

Wroczynski & McCants Realty Assoc. LLC  
 d/b/a RE/MAX Land & Homes  
 is not liable for information  
 provided from outside sources.

 / \_\_\_\_\_ / \_\_\_\_\_  
 Seller / Seller      Buyer / Buyer