

■ Property Details

Account									
Property ID:	8902	Geographic ID: 0248880000							
Type:	Real	Zoning:							
Location									
Situs Address:	219 S EAST ST BELTON, TX 7651	3							
Map ID:	46B04 N56 Mapsco: The Gin								
Legal Description:	BELTON ORIGINAL, BLOCK 047, LOT 1, 2, 3, 10, 11, 12, & 0.248AC TRACT ADJ ON SOUTH & WEST,								
Owner									
Owner ID:	912654								
Name:	219 S EAST BELTON LLC								
Agent:	INVOKE TAX PARTNERS								
Mailing Address:	12235 BEACH BLVD STE 111 STANTON, CA 90680-3943								
% Ownership:	100.0%								
Exemptions:	For privacy reasons not all exemp	tions are shown online.							

■ Property Values

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Improvement Homesite Value:	\$0 (+)
Improvement Non-Homesite Value:	\$1,523,710 (+)
Land Homesite Value:	\$0 (+)
Land Non-Homesite Value:	\$94,500 (+)
Agricultural Market Valuation:	\$0 (+)
Market Value:	\$1,618,210 (=)
Agricultural Value Loss:	\$0 (-)
Appraised Value:	\$1,618,210 (=)
Homestead Cap Loss:	\$0 (-)
Assessed Value:	\$1,170,000
Ag Use Value:	\$0

Information provided for research purposes only. Legal descriptions and acreage amounts are for appraisal district use only and should be verified prior to using for legal purpose and or documents. Please contact the Appraisal District to verify all information for accuracy.

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■ Property Taxing Jurisdiction

Owner: 219 S EAST BELTON LLC %Ownership: 100.0%

Entity	Description	Market Value	Taxable Value
CAD	TAX APPRAISAL DISTRICT, BELL COUNTY	\$1,618,210	\$1,170,000
СВ	BELL COUNTY	\$1,618,210	\$1,170,000
RRD	BELL COUNTY ROAD	\$1,618,210	\$1,170,000
SBEL	BELTON ISD	\$1,618,210	\$1,170,000
TBE	CITY OF BELTON	\$1,618,210	\$1,170,000
TBTIF	CITY OF BELTON TIF DISTRICT	\$1,618,210	\$1,170,000
WCLW	CLEARWATER U.W.C.D.	\$1,618,210	\$1,170,000
WWC6	BELL COUNTY WCID #6	\$1,618,210	\$1,170,000

■ Property Improvement - Building

Type: COMMERCIAL State Code: F1 Living Area: 6,513.00 sqft Value: \$1,523,710

Туре	Description	Class CD	Year Built	SQFT
ERS	Restaurant	*	1927	5,442.00
OP.	OPEN PORCH	*	1927	585.00
ERS	Restaurant	*	1927	687.00
OP.	OPEN PORCH	*	1927	96.00
DECKD	GOOD QUALITY DECK	*	1927	336.00
EPD	EXCE QUA ENCL PORCH	*	1927	336.00
2ND	2ND FLOOR	*	1927	384.00
OP.	OPEN PORCH	*	2011	324.00
OP.	OPEN PORCH	*	2011	720.00
STOR	STORAGE ROOM	*	2011	64.00
STOR	STORAGE ROOM	*	2011	270.00
ASPH	ASPHALT PAVING	*	0	7,752.00
FP4	ECXL QUAL FIREPLACE	*	2005	1.00

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■ Property Land

Туре	Description	Acreage	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
COMM	COMMERCIAL	0.7231	31,500.00	210.00	150.00	\$94,500	\$0

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■ Property Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap Loss	Assessed
2024	\$1,523,710	\$94,500	\$0	\$1,618,210	\$0	\$1,170,000
2023	\$880,500	\$94,500	\$0	\$975,000	\$0	\$975,000
2022	\$683,970	\$94,500	\$0	\$778,470	\$0	\$778,470
2021	\$636,500	\$94,500	\$0	\$731,000	\$0	\$731,000
2020	\$622,393	\$94,500	\$0	\$716,893	\$0	\$716,893
2019	\$541,034	\$94,500	\$0	\$635,534	\$0	\$635,534
2018	\$505,169	\$39,375	\$0	\$544,544	\$0	\$544,544
2017	\$510,204	\$39,375	\$0	\$549,579	\$0	\$549,579
2016	\$522,938	\$39,375	\$0	\$562,313	\$0	\$562,313
2015	\$535,437	\$31,500	\$0	\$566,937	\$0	\$566,937
2014	\$548,169	\$31,500	\$0	\$579,669	\$0	\$579,669
2013	\$561,119	\$31,500	\$0	\$592,619	\$0	\$592,619

■ Property Deed History

Deed Date	Туре	Description	Grantor	Grantee	Volume	Page	Number
12/30/2021	1	WARRANTY DEED	AMBRECO FAMILY LP	219 S EAST BELTON LLC			2022000350
2/17/2010	1	WARRANTY DEED	NOLAN CREEK GIN	AMBRECO FAMILY LP			201000017101
11/15/2004	1	WARRANTY DEED	BELTON FARMERS COOPERATIVE	NOLAN CREEK GIN	5551	359	

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■ Estimated Tax Due

ATTENTION

Indicated amount may not reflect delinquent tax due beyond a 5-year history. Partial payments or contract payments may not be reflected. Quarter payments that are made according to Section 31.031 of the Texas Property Tax Code are not considered delinquent.

PRIOR TO MAKING FULL OR PARTIAL PAYMENTS PLEASE CONTACT OUR OFFICE FOR A CURRENT AMOUNT DUE

WE CANNOT GUARANTEE THE ACCURACY OF THE AMOUNT DUE LISTED BELOW

If Paid:



Year	Taxing Jurisdiction	Tax Rate	Market Value	Taxable Value	Base Tax	Base Taxes Paid	Base Tax Due	Discount/Pen & Inter
2023	BELL COUNTY	0.291400	\$975,000	\$975,000	\$2,841.16	\$2,784.34	\$56.82	(\$56
2023	BELL COUNTY ROAD	0.021100	\$975,000	\$975,000	\$205.73	\$201.62	\$4.11	(\$4
2023	BELTON ISD	1.151700	\$975,000	\$975,000	\$11,229.08	\$11,229.08	\$0.00	\$(
2023	CITY OF BELTON	0.532600	\$975,000	\$975,000	\$5,192.86	\$5,192.86	\$0.00	\$(
2023	CLEARWATER U.W.C.D.	0.002372	\$975,000	\$975,000	\$23.13	\$22.67	\$0.46	(\$0
2023	BELL COUNTY WCID #6	0.024700	\$975,000	\$975,000	\$240.83	\$240.83	\$0.00	\$(
	2023 Total:	2.023872			\$19,732.79	\$19,671.40	\$61.39	(\$61
2022	BELL COUNTY	0.316000	\$778,470	\$778,470	\$2,459.97	\$2,410.77	\$49.20	(\$49
2022	BELL COUNTY ROAD	0.023300	\$778,470	\$778,470	\$181.38	\$177.75	\$3.63	(\$3
2022	BELTON ISD	1.337100	\$778,470	\$778,470	\$10,408.92	\$10,408.92	\$0.00	\$(

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\$(\$0.00	\$4,554.05	\$4,554.05	\$778,470	\$778,470	0.585000	CITY OF BELTON	2022
(\$0	\$0.42	\$20.66	\$21.08	\$778,470	\$778,470	0.002708	CLEARWATER U.W.C.D.	2022
\$(\$0.00	\$207.07	\$207.07	\$778,470	\$778,470	0.026600	BELL COUNTY WCID #6	2022
(\$53	\$53.25	\$17,779.22	\$17,832.47			2.290708	2022 Total:	
\$(\$0.00	\$2,690.08	\$2,690.08	\$731,000	\$731,000	0.368000	BELL COUNTY	2021
\$(\$0.00	\$192.25	\$192.25	\$731,000	\$731,000	0.026300	BELL COUNTY ROAD	2021
\$(\$0.00	\$9,920.40	\$9,920.40	\$731,000	\$731,000	1.357100	BELTON ISD	2021
\$(\$0.00	\$4,605.30	\$4,605.30	\$731,000	\$731,000	0.630000	CITY OF BELTON	2021
\$(\$0.00	\$22.66	\$22.66	\$731,000	\$731,000	0.003100	CLEARWATER U.W.C.D.	2021
\$(\$0.00	\$204.68	\$204.68	\$731,000	\$731,000	0.028000	BELL COUNTY WCID #6	2021
\$(\$0.00	\$17,635.37	\$17,635.37			2.412500	2021 Total:	
\$(\$0.00	\$2,844.63	\$2,844.63	\$716,893	\$716,893	0.396800	BELL COUNTY	2020
\$(\$0.00	\$204.31	\$204.31	\$716,893	\$716,893	0.028500	BELL COUNTY ROAD	2020
\$(\$0.00	\$9,786.30	\$9,786.30	\$716,893	\$716,893	1.365100	BELTON ISD	2020
\$(\$0.00	\$4,516.43	\$4,516.43	\$716,893	\$716,893	0.630000	CITY OF BELTON	2020
\$(\$0.00	\$23.46	\$23.46	\$716,893	\$716,893	0.003272	CLEARWATER U.W.C.D.	2020
\$(\$0.00	\$215.07	\$215.07	\$716,893	\$716,893	0.030000	BELL COUNTY WCID #6	2020

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	2020 Total:	2.453672			\$17,590.20	\$17,590.20	\$0.00	\$(
2019	BELL COUNTY	0.420800	\$635,534	\$635,534	\$2,674.33	\$2,674.33	\$0.00	\$(
2019	BELL COUNTY ROAD	0.029200	\$635,534	\$635,534	\$185.58	\$185.58	\$0.00	\$(
2019	BELTON ISD	1.465100	\$635,534	\$635,534	\$9,311.21	\$9,311.21	\$0.00	\$(
2019	CITY OF BELTON	0.659800	\$635,534	\$635,534	\$4,193.25	\$4,193.25	\$0.00	\$(
2019	CLEARWATER U.W.C.D.	0.003570	\$635,534	\$635,534	\$22.69	\$22.69	\$0.00	\$(
2019	BELL COUNTY WCID #6	0.029700	\$635,534	\$635,534	\$188.75	\$188.75	\$0.00	\$(
	2019 Total:	2.608170			\$16,575.81	\$16,575.81	\$0.00	\$(
2018	BELL COUNTY	0.421200	\$544,544	\$544,544	\$2,293.62	\$2,293.62	\$0.00	\$(
2018	BELL COUNTY ROAD	0.029900	\$544,544	\$544,544	\$162.82	\$162.82	\$0.00	\$(
2018	BELTON ISD	1.603000	\$544,544	\$544,544	\$8,729.04	\$8,729.04	\$0.00	\$(
2018	CITY OF BELTON	0.659800	\$544,544	\$544,544	\$3,592.90	\$3,592.90	\$0.00	\$(
2018	CLEARWATER U.W.C.D.	0.003830	\$544,544	\$544,544	\$20.86	\$20.86	\$0.00	\$(
2018	BELL COUNTY WCID #6	0.030000	\$544,544	\$544,544	\$163.36	\$163.36	\$0.00	\$(
	2018 Total:	2.747730			\$14,962.60	\$14,962.60	\$0.00	\$(
2017	BELL COUNTY	0.421200	\$549,579	\$549,579	\$2,314.83	\$2,291.69	\$23.14	(\$23
2017	BELL COUNTY ROAD	0.029900	\$549,579	\$549,579	\$164.32	\$162.68	\$1.64	(\$1
2017	BELTON ISD	1.603000	\$549,579	\$549,579	\$8,809.75	\$8,809.75	\$0.00	\$(
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\$(\$0.00	\$3,626.13	\$3,626.13	\$549,579	\$549,579	0.659800	CITY OF BELTON	2017
(\$0	\$0.21	\$20.95	\$21.16	\$549,579	\$549,579	0.003850	CLEARWATER U.W.C.D.	2017
\$(\$0.00	\$164.87	\$164.87	\$549,579	\$549,579	0.030000	BELL COUNTY WCID #6	2017
(\$24	\$24.99	\$15,076.07	\$15,101.06			2.747750	2017 Total:	
\$(\$0.00	\$2,368.46	\$2,368.46	\$562,313	\$562,313	0.421200	BELL COUNTY	2016
\$(\$0.00	\$168.13	\$168.13	\$562,313	\$562,313	0.029900	BELL COUNTY ROAD	2016
\$(\$0.00	\$8,097.31	\$8,097.31	\$562,313	\$562,313	1.440000	BELTON ISD	2016
\$(\$0.00	\$3,710.14	\$3,710.14	\$562,313	\$562,313	0.659800	CITY OF BELTON	2016
\$(\$0.00	\$22.04	\$22.04	\$562,313	\$562,313	0.003920	CLEARWATER U.W.C.D.	2016
\$(\$0.00	\$168.69	\$168.69	\$562,313	\$562,313	0.030000	BELL COUNTY WCID #6	2016
\$(\$0.00	\$14,534.77	\$14,534.77			2.584820	2016 Total:	
\$(\$0.00	\$2,387.94	\$2,387.94	\$566,937	\$566,937	0.421200	BELL COUNTY	2015
\$(\$0.00	\$169.51	\$169.51	\$566,937	\$566,937	0.029900	BELL COUNTY ROAD	2015
\$(\$0.00	\$8,163.89	\$8,163.89	\$566,937	\$566,937	1.440000	BELTON ISD	2015
\$(\$0.00	\$3,740.65	\$3,740.65	\$566,937	\$566,937	0.659800	CITY OF BELTON	2015
\$(\$0.00	\$22.39	\$22.39	\$566,937	\$566,937	0.003950	CLEARWATER U.W.C.D.	2015
\$(\$0.00	\$14,484.38	\$14,484.38			2.554850	2015 Total:	
\$(\$0.00	\$2,441.57	\$2,441.57	\$579,669	\$579,669	0.421200	BELL COUNTY	2014

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2014	BELL COUNTY ROAD	0.029900	\$579,669	\$579,669	\$173.32	\$173.32	\$0.00	\$0
2014	BELTON ISD	1.440000	\$579,669	\$579,669	\$8,347.24	\$8,347.24	\$0.00	\$(
2014	CITY OF BELTON	0.659800	\$579,669	\$579,669	\$3,824.65	\$3,824.65	\$0.00	\$(
2014	CLEARWATER U.W.C.D.	0.004000	\$579,669	\$579,669	\$23.19	\$23.19	\$0.00	\$(
	2014 Total:	2.554900			\$14,809.97	\$14,809.97	\$0.00	\$(
2013	BELL COUNTY	0.421200	\$592,619	\$592,619	\$2,496.11	\$2,471.15	\$24.96	(\$24
2013	BELL COUNTY ROAD	0.029900	\$592,619	\$592,619	\$177.19	\$175.42	\$1.77	(\$1
2013	BELTON ISD	1.450000	\$592,619	\$592,619	\$8,592.97	\$8,592.97	\$0.00	\$(
2013	CITY OF BELTON	0.659800	\$592,619	\$592,619	\$3,910.10	\$3,910.10	\$0.00	\$(
2013	CLEARWATER U.W.C.D.	0.004000	\$592,619	\$592,619	\$23.70	\$23.46	\$0.24	(\$0
	2013 Total:	2.564900			\$15,200.07	\$15,173.10	\$26.97	(\$26
2012	BELL COUNTY	0.421200	\$599,162	\$599,162	\$2,523.67	\$2,498.43	\$25.24	(\$25
2012	BELL COUNTY ROAD	0.029900	\$599,162	\$599,162	\$179.15	\$177.36	\$1.79	(\$1
2012	CLEARWATER U.W.C.D.	0.004000	\$599,162	\$599,162	\$23.97	\$23.73	\$0.24	(\$0
	2012 Total:	0.455100			\$2,726.79	\$2,699.52	\$27.27	(\$27



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