

23730 Ayscough Ln, Katy, TX 77493-3420, Harris County

APN: 120-995-003-0019 CLIP: 7402748893



MLS Beds 4	MLS Full Baths 2	Half Baths N/A	MLS Sale Price \$207,500	MLS Sale Date 06/21/2018
MLS Sq Ft 2,313	Lot Sq Ft 6,435	MLS Yr Built 2000	Type SFR	

OWNER INFORMATION

Owner Name	Briggs Wendell Y	Tax Billing City & State	Katy, TX
Owner Occupied	Yes	Tax Billing Zip	77493
Carrier Route	C007	Tax Billing Zip+4	3420
Tax Billing Address	23730 Ayscough Ln		

LOCATION INFORMATION

Subdivision	Williamsburg Parish Sec 05	Topography	Flat/Level
School District Name	Katy ISD	Census Tract	5429.02
Neighborhood Code	Williamsburg Parish Sec 8, 9&10-2 870.05	Map Facet	445-T
Township	Katy	Traffic	Paved
MLS Area	25	Flood Zone Code	X
Market Area	KATY - NORTH	Flood Zone Date	11/15/2019
Key Map	445t	Flood Zone Panel	48201C0595M
Waterfront Influence	Primary	Within 250 Feet of Multiple Flood Zone	Yes (X500, X)

TAX INFORMATION

Parcel ID	<u>120-995-003-0019</u>	Exemption(s)	Homestead, Veteran
Parcel ID	1209950030019	Tax Area	040
Lot #	19	Fire Dept Tax Dist	643
Block #	3	Water Tax Dist	041
% Improved	81%		
Legal Description	LT 19 BLK 3 WILLIAMSBURG PARISH SEC 5		
M.U.D. Information	<u>365</u>		

ASSESSMENT & TAX

Assessment Year	2025	2024	2023
Assessed Value - Total	\$305,000	\$284,801	\$354,117
Assessed Value - Land	\$58,018	\$58,018	\$58,018
Assessed Value - Improved	\$246,982	\$226,783	\$296,099
YOY Assessed Change (\$)	\$20,199	-\$69,316	
YOY Assessed Change (%)	7.09%	-19.57%	
Market Value - Total	\$305,000	\$284,801	\$354,117
Market Value - Land	\$58,018	\$58,018	\$58,018
Market Value - Improved	\$246,982	\$226,783	\$296,099

Tax Year	Total Tax	Change (\$)	Change (%)
2023	\$7,895		
2024	\$6,480	-\$1,415	-17.92%
2025	\$6,940	\$460	7.09%

Jurisdiction	Tax Rate	Tax Amount
Katy ISD	1.1171	\$3,407.16
Harris County	.38529	\$1,175.13
Hc Flood Control Dist	.04897	\$149.36
Port Of Houston Authority	.00615	\$18.76
Hc Hospital Dist	.16348	\$498.61
Hc Department Of Education	.0048	\$14.64
Hc Mud 65	.45	\$1,372.50
Hc Emerg Srv Dist 48	.09956	\$303.66
Total Estimated Tax Rate	2.2754	

CHARACTERISTICS

Land Use - CoreLogic	SFR	Full Baths	2
Land Use - County	Res Imprvd Table Val	Fireplace	Y
Land Use - State	Resid Single Family	Fireplaces	1
Lot Acres	0.1477	Elec Svs Type	Y
Lot Sq Ft	6,435	Cooling Type	Central
# of Buildings	1	Heat Type	Central
Building Type	Single Family	Porch	Open Concrete/Masonry Porch
Bldg Class	R	Porch Sq Ft	169
Building Sq Ft	2,313	Parking Type	Attached Masonry Garage
Above Gnd Sq Ft	2,313	No. Parking Spaces	MLS: 2
Ground Floor Sq Ft	2,313	Garage Type	Attached Garage
Stories	1	Garage Capacity	MLS: 2
Condition	Good	Garage Sq Ft	400
Quality	Average	Foundation	Slab
Total Rooms	7	Exterior	Brick Veneer
Bedrooms	4	Year Built	2000
Total Baths	2	Building Remodel Year	2018
MLS Total Baths	2	Effective Year Built	2000

FEATURES

Feature Type	Unit	Size/Qty
Base Area Pri	S	2,313
Mas/Brk Garage Pri	S	400
Open Mas Porch Pri	S	169

Building Description	Building Size
Fireplace: Metal	1
Fixtures: Addl	2
Room: Bedroom	4
Room: Full Bath	2
Room: Total	7
Story Height Index	1

SELL SCORE

Rating	High	Value As Of	2025-11-30 04:42:48
Sell Score	650		

ESTIMATED VALUE

RealAVM™	\$323,100	Confidence Score	95
RealAVM™ Range	\$301,900 - \$344,300	Forecast Standard Deviation	7
Value As Of	11/17/2025		

(1) RealAVM™ is a CoreLogic® derived value and should not be used in lieu of an appraisal. This represents an estimated sale price for this property. It is not the same as the opinion of value in an appraisal developed by a licensed appraiser under the Uniform Standards of Professional Appraisal Practice.

(2) The Confidence Score is a measure of the extent to which sales data, property information, and comparable sales support the property valuation analysis process. The confidence score range is 50 - 100. Clear and consistent quality and quantity of data drive higher confidence scores while lower confidence scores indicate diversity in data, lower quality and quantity of data, and/or limited similarity of the subject property to comparable sales.

(3) The FSD denotes confidence in an AVM estimate and uses a consistent scale and meaning to generate a standardized confidence metric. The FSD is a statistic that measures the likely range or dispersion an AVM estimate will fall within, based on the consistency of the information available to the AVM at the time of estimation. The FSD can be used to create confidence that the true value has a statistical degree of certainty.

RENTAL TRENDS

Estimated Value	2472	Cap Rate	4.9%
Estimated Value High	2666	Forecast Standard Deviation (FSD)	0.08
Estimated Value Low	2278		

(1) Rental Trends is a CoreLogic® derived value and should be used for informational purposes only. Rental Trends is not intended to provide recommendations regarding rental prices, lease renewal terms, or occupancy levels to landlords.

(2) The FSD denotes confidence in a Rental Trends estimate and uses a consistent scale and meaning to generate a standardized confidence metric. The FSD is a statistic that measures the likely range or dispersion a Rental Trends estimate will fall within, based on the consistency of the information available at the time of estimation. The FSD can be used to create confidence that the displayed value has a statistical degree of certainty.

LISTING INFORMATION

MLS Listing Number	83356264	MLS Pending Date	05/22/2018
MLS Status	Sold	MLS Sale Date	06/21/2018
Listing Area	25	MLS Sale/Close Price	\$207,500
MLS D.O.M	68	Listing Agent	Gessler-Vicki Gessler
MLS Listing Date	03/15/2018	Listing Broker	BHGRE GARY GREENE
MLS Current List Price	\$210,000	Selling Agent	Gessler-Vicki Gessler
MLS Original List Price	\$224,500	Selling Broker	BHGRE GARY GREENE
MLS Status Change Date	06/25/2018		

MLS Listing #	76525240	3653499
MLS Status	Sold	Sold
MLS Listing Date	04/04/2013	08/18/2009
MLS Listing Price	\$150,000	\$148,000
MLS Orig Listing Price	\$150,000	\$148,000
MLS Sale Date	05/08/2013	10/29/2009
MLS Sale Price	\$150,000	\$145,500

LAST MARKET SALE & SALES HISTORY

Recording Date	06/25/2018	06/25/2018	05/10/2013	11/03/2009	06/30/2005
Nominal					Y
Buyer Name	Briggs Wendell Y	Cartus Financial Corp	Michaux Heather E & Timothy D	Tinnin Robert T & Ashli	Schumann Natalie N
Buyer Name 2			Michaux Timothy D	Tinnin Ashli	
Seller Name	Cartus Financial Corp	Michaux Heather E & Timothy D	Tinnin Robert T & Ashli	Schumann Natalie	Schumann Todd G
Document Number	280110	280109	226281	499672	Y576739
Document Type	Warranty Deed	Warranty Deed	Warranty Deed	Warranty Deed	Special Warranty Deed

Recording Date				12/06/2000	
Nominal					
Buyer Name		Schumann Todd & Natalie		Schumann Todd & Natalie	
Buyer Name 2		Schumann Natalie		Schumann Natalie	
Seller Name				Long Lake	
Document Number				53613-3637	
Document Type		Deed (Reg)		Warranty Deed	

MORTGAGE HISTORY

Mortgage Date	04/30/2021	06/25/2018	05/10/2013	10/03/2011	11/03/2009
Mortgage Amount	\$196,210	\$207,500	\$120,000	\$139,268	\$142,864
Mortgage Lender	American Fin'l Ntwk Inc	Academy Mtg Corp	Hancock Mtg Ptrs LLC	Freedom Mtg Corp	Freedom Mtg Corp
Mortgage Code	Va	Va	Conventional	Fha	Fha
Borrower Name	Briggs Wendell Y	Briggs Wendell Y	Michaux Heather E	Tinnin Robert T	Tinnin Robert T
Borrower Name 2			Michaux Timothy D	Tinnin Ashli	Tinnin Ashli

Mortgage Date	07/19/2005	07/19/2005	09/20/2002
Mortgage Amount	\$16,700	\$103,200	\$16,700
Mortgage Lender	Americas Wholesale Lender	Americas Wholesale Lender	Americas Wholesale Lender
Mortgage Code	Conventional	Conventional	Conventional
Borrower Name	Schumann Natalie N	Schumann Natalie N	Schumann Todd
Borrower Name 2			Schumann Natalie

PROPERTY MAP

