

HARRIS COUNTY APPRAISAL DISTRICT  
REAL PROPERTY ACCOUNT INFORMATION  
**013181000007**

Tax Year: 2020



Owner and Property Information										
Owner Name & Mailing Address: <b>GOEL RAVINDER K HARDY MACHINE &amp; DESIGN 5737 WINDFERN RD HOUSTON TX 77041-6209</b>						Legal Description: <b>TR 1C FAIRBANKS SEC 1</b> Property Address: <b>5733 WINDFERN RD HOUSTON TX 77041</b>				
State Class Code	Land Use Code	Building Class	Total Units	Land Area	Building Area	Net Rentable Area	Neighborhood	Market Area	Map Facet	Key Map <sup>1/2</sup>
F1 -- Real, Commercial	8003 -- Land Neighborhood Section 3	E	0	83,609 SF	25,620	0	5986.66	6007 -- Near Northwest	4961D	450B

**Value Status Information**

Value Status	Notice Date	Shared CAD
Noticed	04/03/2020	No

**Exemptions and Jurisdictions**

Exemption Type	Districts	Jurisdictions	Exemption Value	ARB Status	2019 Rate	2020 Rate
<b>None</b>	004	<a href="#">CYPRESS-FAIRBANKS ISD</a>		Certified: 08/21/2020	1.370000	1.355500
	040	<a href="#">HARRIS COUNTY</a>		Certified: 08/21/2020	0.407130	0.391160
	041	<a href="#">HARRIS CO FLOOD CNTRL</a>		Certified: 08/21/2020	0.027920	0.031420
	042	<a href="#">PORT OF HOUSTON AUTHY</a>		Certified: 08/21/2020	0.010740	0.009910
	043	<a href="#">HARRIS CO HOSP DIST</a>		Certified: 08/21/2020	0.165910	0.166710
	044	<a href="#">HARRIS CO EDUC DEPT</a>		Certified: 08/21/2020	0.005000	0.004993
	045	<a href="#">LONE STAR COLLEGE SYS</a>		Certified: 08/21/2020	0.107800	0.107800
	061	<a href="#">CITY OF HOUSTON</a>		Certified: 08/21/2020	0.567920	0.561840

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**

Value as of January 1, 2019			Value as of January 1, 2020		
	Market	Appraised		Market	Appraised
Land	334,436		Land	334,436	
Improvement	896,700		Improvement	907,119	
<b>Total</b>	<b>1,231,136</b>	<b>1,231,136</b>	<b>Total</b>	<b>1,241,555</b>	<b>1,241,555</b>

**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	8003 -- Land Neighborhood Section 3	4401	SF	83,609	1.00	1.00	1.00	--	1.00	4.00	4.00	334,436.00

**Building**

Building	Year Built	Type	Style	Quality	Impr Sq Ft	Building Details
1	1996	Warehouse - Metallic	Shell, Industrial	Average	12,120	Displayed

2	1998	Light Industrial - Metallic	Industrials, Light Mftg.	Average	7,500	<a href="#">View</a>
3	2012	Light Industrial - Metallic	Industrials, Light Mftg.	Average	5,100	<a href="#">View</a>
4	1996	Warehouse - Metallic	Office Building	Low	900	<a href="#">View</a>

Building Details (1)

Building Data	
Element	Detail
Cooling Type	None
Partition Type	Normal
Market Adjustment	15% Market Adjustment
Functional Utility	Avg/Normal
Heating Type	None
Physical Condition	Avg/Normal
Plumbing Type	Minimum
Sprinkler Type	None
Exterior Wall	Metal, Light
Economic Obsolescence	Normal
Market Index Adjustment	104% Market Index Adjustment
Element	Units
Wall Height	20
Office Warehouse Ratio	0.12
OH Door: Wood / Mtl	2
Interior Finish Percent	100

Building Areas	
Description	Area
BASE AREA PRI	10,620
BASE AREA PRI	1,500
CNPY ROOF W/ SLAB -C	297

Extra Features

Line	Description	Quality	Condition	Units	Year Bult
1	Paving - Heavy Concrete	Average	Average	47,000.00	1996
2	Low Cost Utility Storage Area	Average	Average	660.00	1996
3	Enclosure, Office	Average	Average	660.00	1996
7	Craneway(5 ton Capacity)	Average	Average	81.00	2016
8	Craneway (10 ton Capacity)	Average	Average	76.00	2016
9	Paving - Asphalt	Average	Average	10,400.00	2016
10	CANOPY ROOF AND SLAB	Average	Average	260.00	2016
11	CANOPY CARWASH ONLY	Average	Average	270.00	2016