


# 7287 County Road 265, Dublin, TX 76446, Erath County

APN: R000015547 CLIP: 8951522663

	Beds	Full Baths	Half Baths	Sale Price	Sale Date
	N/A	N/A	N/A	N/A	N/A
	Bldg Sq Ft	Lot Sq Ft	Yr Built	Type	
	N/A	3,718,282	N/A	AGR LND	

OWNER INFORMATION			
Owner Name	Connie White	Tax Billing Zip	76401
Tax Billing Address	7435 CR 265	Tax Billing Zip+4	0001
Tax Billing City & State	Stephenville, TX	Owner Occupied	No

LOCATION INFORMATION			
Location City	Dublin	MLS Area (Tax)	78
School District	Hico ISD	MLS Sub Area	5
School District Code	Shi	Census Tract	9507.00
Subdivision	C G Bryan Surv Abs #56		

TAX INFORMATION			
Tax ID	<a href="#">R000015547</a>	Parcel ID	R000015547
Alternate Tax ID	R005600040000		
Legal Description	ACRES: 85.360 A0056 BRYAN CH ARLES G;		

ASSESSMENT & TAX			
Assessment Year	2022	2021	2020
Assessed Value - Total	\$8,710	\$10,070	\$9,300
Assessed Value - Land	\$8,710	\$10,070	\$9,300
YOY Assessed Change (\$)	-\$1,360	\$770	
YOY Assessed Change (%)	-13.51%	8.28%	
Market Value - Total	\$341,440	\$281,690	\$307,300
Market Value - Land	\$341,440	\$281,690	\$307,300

Tax Year	Total Tax	Change (\$)	Change (%)
2020	\$162		
2021	\$165	\$3	1.63%
2022	\$143	-\$22	-13.51%

Jurisdiction	Tax Amount	Tax Type	Tax Rate
Erath County	\$28.61	Estimated	.3285
Hico Emergency Servi	\$7.39	Estimated	.0849
Middle Trinity Water	\$0.74	Estimated	.0085
Erath Road & Bridge	\$9.32	Estimated	.107
Hico ISD	\$96.71	Estimated	1.1103
<b>Total Estimated Tax Rate</b>			<b>1.6392</b>

CHARACTERISTICS			
Land Use - Corelogic	Agricultural Land	Estimated Lot Acres	85.36
Land Use - State	Real Prop-Qual. Open Space Lnd	Estimated Lot Sq Ft	3,718,282

SELL SCORE	
Value As Of	2022-10-23 04:43:23

LAST MARKET SALE & SALES HISTORY			
Recording Date	12/18/2008		
Nominal	Y		
Buyer Name	White David G & Connie	Owner Record	White Dee D
Seller Name	White Dee D	White Dorothy & David G	Childers John M & Earline
Document Number	1409-37	183-887	562-206
Document Type	Gift Deed	Deed (Reg)	Deed (Reg)

**OWNER TRANSFER INFORMATION**

Owner Name

Connie White

**MORTGAGE HISTORY**

Mortgage Date

Mortgage Amount

Mortgage Lender

Mortgage Code


**PROPERTY MAP**



\*Lot Dimensions are Estimated

**7287 County Road 265, Dublin, TX 76446, Erath County**

APN: R000025465 CLIP: 9415630818

	Beds	Full Baths	Half Baths	Sale Price	Sale Date
	N/A	N/A	N/A	N/A	N/A
	Bldg Sq Ft	Lot Sq Ft	Yr Built	Type	
	N/A	1,958,458	N/A	AGR LND	

OWNER INFORMATION			
Owner Name	White David Glenn	Tax Billing Zip	76446
Owner Name 2	White Connie	Tax Billing Zip+4	6736
Tax Billing Address	7435 County Road 265	Owner Occupied	No
Tax Billing City & State	Dublin, TX		

LOCATION INFORMATION			
Location City	Dublin	MLS Area (Tax)	78
School District	Hico ISD	MLS Sub Area	5
School District Code	Shi	Census Tract	9507.00

TAX INFORMATION			
Tax ID	<a href="#">R000025465</a>	Parcel ID	R000025465
Alternate Tax ID	R070200030000		
Legal Description	ACRES: 44.960 A0702 SASSE JAC OB;		

ASSESSMENT & TAX			
Assessment Year	2022	2021	2020
Assessed Value - Total	\$4,590	\$5,310	\$4,900
Assessed Value - Land	\$4,590	\$5,310	\$4,900
YOY Assessed Change (\$)	-\$720	\$410	
YOY Assessed Change (%)	-13.56%	8.37%	
Market Value - Total	\$179,840	\$148,370	\$161,860
Market Value - Land	\$179,840	\$148,370	\$161,860

Tax Year	Total Tax	Change (\$)	Change (%)
2020	\$86		
2021	\$87	\$1	1.72%
2022	\$75	-\$12	-13.56%

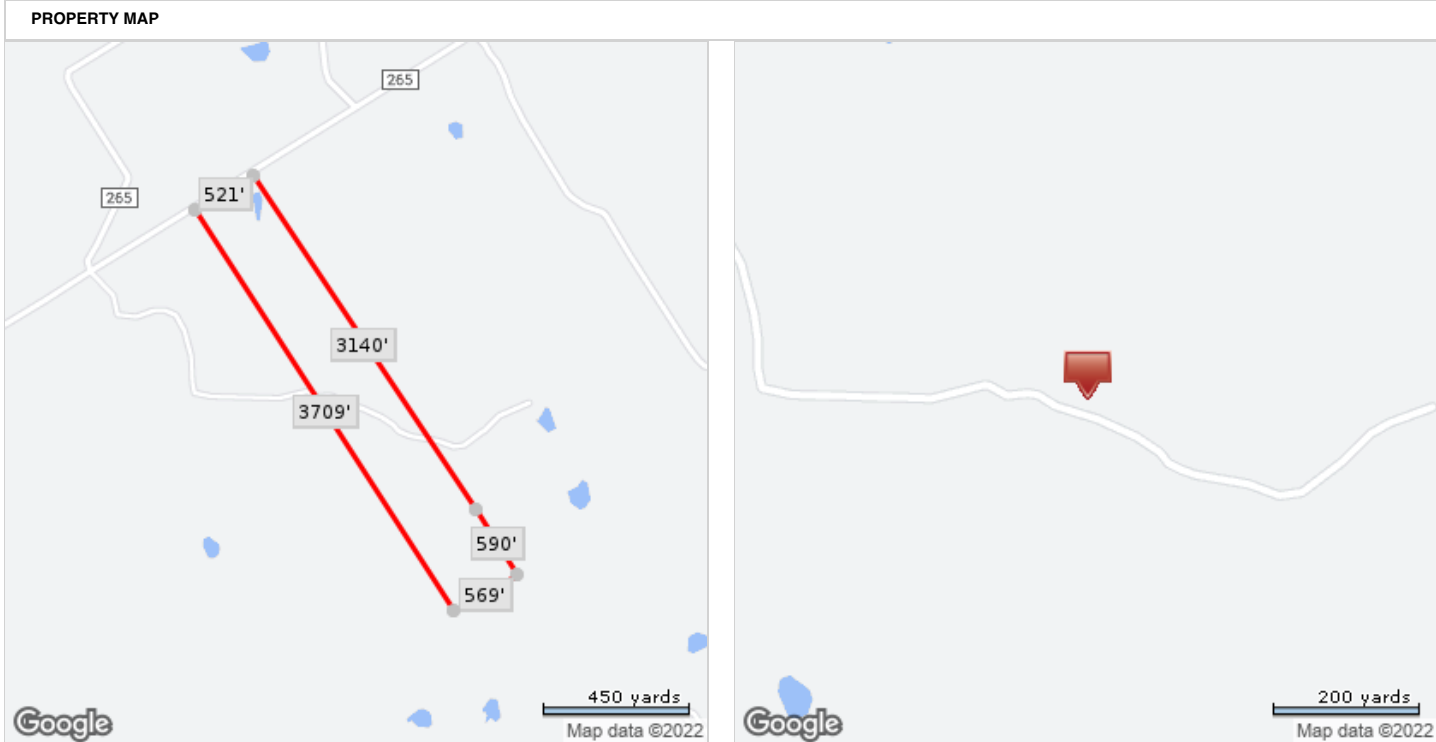
Jurisdiction	Tax Amount	Tax Type	Tax Rate
Erath County	\$15.08	Estimated	.3285
Hico Emergency Servi	\$3.90	Estimated	.0849
Middle Trinity Water	\$0.39	Estimated	.0085
Erath Road & Bridge	\$4.91	Estimated	.107
Hico ISD	\$50.96	Estimated	1.1103
<b>Total Estimated Tax Rate</b>			<b>1.6392</b>

CHARACTERISTICS			
Land Use - Corelogic	Agricultural Land	Estimated Lot Acres	44.96
Land Use - State	Real Prop-Qual. Open Space Lnd	Estimated Lot Sq Ft	1,958,458

SELL SCORE	
Value As Of	2022-10-23 04:43:23

LAST MARKET SALE & SALES HISTORY			
Recording Date	12/18/2008		
Nominal	Y		
Buyer Name	White David G & Connie	Owner Record	White Dee D
Seller Name	White Dee D	White Dorothy & David G	Childers John M & Earline
Document Number	1409-37	183-887	702-30
Document Type	Gift Deed	Deed (Reg)	Deed (Reg)

OWNER TRANSFER INFORMATION			
Recording Date	12/18/2008	Document #	1409-37
Settle Date	12/17/2008	Owner Name	White David Glenn
Deed Type	Gift Deed		



\*Lot Dimensions are Estimated

7287 County Road 265, Dublin, TX 76446, Erath County 📍 Active Listing

APN: R000070388 CLIP: 4312330636



<b>Beds</b> N/A	<b>Full Baths</b> N/A	<b>Half Baths</b> N/A	<b>MLS List Price</b> \$400,000	<b>MLS List Date</b> 10/26/2022
<b>Bldg Sq Ft</b> N/A	<b>Lot Sq Ft</b> 7,114,219	<b>Yr Built</b> 1988	<b>Type</b> FARMS	

**OWNER INFORMATION**

Owner Name	White David Glenn	Tax Billing Zip	76446
Owner Name 2	White Connie	Tax Billing Zip+4	6736
Tax Billing Address	7435 County Road 265	Owner Occupied	No
Tax Billing City & State	Dublin, TX		

**LOCATION INFORMATION**

Location City	Dublin	MLS Area (Tax)	78
School District	Dublin ISD	MLS Sub Area	5
School District Code	902	Census Tract	9507.00

**TAX INFORMATION**

Tax ID	<a href="#">R000070388</a>	Parcel ID	R000070388
Alternate Tax ID	R070200040000	% Improved	80%
Legal Description	ACRES: 163.320 A0702 SASSE JA COB; BARN SHEDS & STGS		

**ASSESSMENT & TAX**

Assessment Year	2022	2021	2020
Assessed Value - Total	\$86,740	\$69,320	\$68,530
Assessed Value - Land	\$16,980	\$19,590	\$18,800
Assessed Value - Improved	\$69,760	\$49,730	\$49,730
YOY Assessed Change (\$)	\$17,420	\$790	
YOY Assessed Change (%)	25.13%	1.15%	
Market Value - Total	\$723,040	\$588,690	\$637,680
Market Value - Land	\$653,280	\$538,960	\$587,950
Market Value - Improved	\$69,760	\$49,730	\$49,730

Tax Year	Total Tax	Change (\$)	Change (%)
2020	\$1,131		
2021	\$1,081	-\$51	-4.49%
2022	\$1,352	\$272	25.13%

Jurisdiction	Tax Amount	Tax Type	Tax Rate
Erath County	\$284.94	Estimated	.3285
Dublin ISD	\$967.15	Estimated	1.115
Middle Trinity Water	\$7.37	Estimated	.0085
Erath Road & Bridge	\$92.81	Estimated	.107
<b>Total Estimated Tax Rate</b>			<b>1.559</b>

**CHARACTERISTICS**

Land Use - Corelogic	Farms	Stories	1
Land Use - State	Real Prop-Farm & Ranch Imprv	# of Buildings	1
Estimated Lot Acres	163.32	Year Built	1988
Estimated Lot Sq Ft	7,114,219		

**FEATURES**

Feature Type	Unit	Size/Qty	Year Built
Barn	S	2,400	1988
Shed	S	2,700	1999
3side Shed	S	64	2003
Wellhouse	S	36	2003
Storage Container 40ft	S	320	2010

Shed	S	1,800	1988
Shed	S	1,200	2019

**SELL SCORE**

Value As Of	2022-10-23 04:43:24
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**LISTING INFORMATION**

MLS Listing Number	<a href="#">20194970</a>	MLS Current List Price	\$400,000
MLS Status	Active	MLS Orig. List Price	\$400,000
MLS Status Change Date	10/26/2022	MLS Listing Agent	0497549-Brent Graves
MLS Area (MLS)	DUBLIN	MLS Listing Broker	ALLIANCE REALTY & AUCTION
MLS Listing Date	10/26/2022		

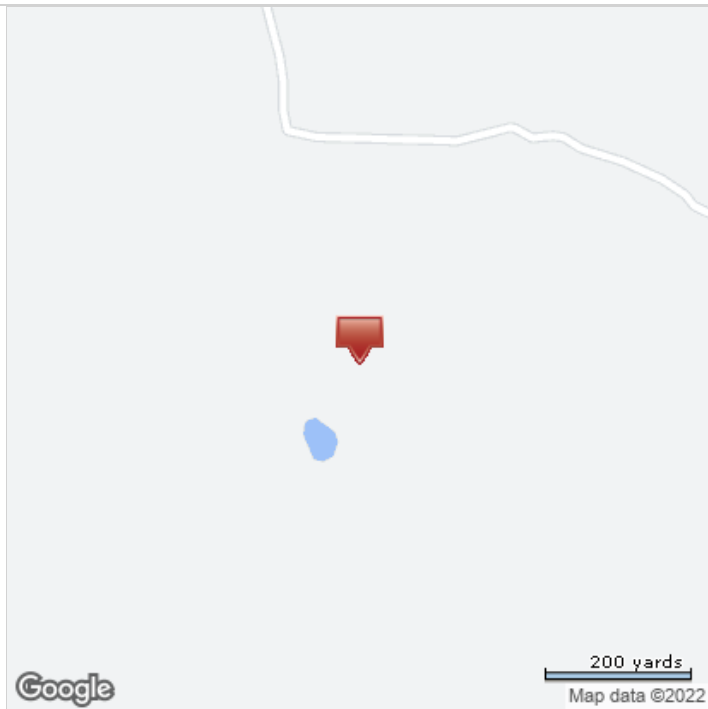
**LAST MARKET SALE & SALES HISTORY**

Recording Date	12/18/2008		
Nominal	Y		
Buyer Name	White David G & Connie	White Dee D	
Seller Name	White Dee D	Vib	
Document Number	1409-37	1085-718	
Document Type	Gift Deed	Deed (Reg)	

**OWNER TRANSFER INFORMATION**

Recording Date	12/18/2008	Document #	1409-37
Settle Date	12/17/2008	Owner Name	White David Glenn
Deed Type	Gift Deed		

**PROPERTY MAP**



\*Lot Dimensions are Estimated

**7435 County Road 265, Dublin, TX 76446-6736, Erath County** 📍 **Active Listing**

APN: R000070389 CLIP: 9181114976

	MLS Beds	MLS Full Baths	MLS Half Baths	MLS List Price	MLS List Date
	<b>4</b>	<b>2</b>	<b>1</b>	<b>\$600,000</b>	<b>10/26/2022</b>
	MLS Sq Ft	Lot Sq Ft	Yr Built	Type	
	<b>2,304</b>	<b>916,938</b>	<b>2003</b>	<b>AGR-NEC</b>	

OWNER INFORMATION			
Owner Name	White David G	Tax Billing Zip	76446
Owner Name 2	White Connie	Tax Billing Zip+4	6736
Tax Billing Address	7435 County Road 265	Owner Occupied	Yes
Tax Billing City & State	Dublin, TX		

LOCATION INFORMATION			
Location City	Dublin	MLS Sub Area	5
School District	Dublin ISD	Census Tract	9507.00
School District Code	902	Carrier Route	R005
MLS Area (Tax)	78		

TAX INFORMATION			
Tax ID	<a href="#">R000070389</a>	Parcel ID	R000070389
Alternate Tax ID	R070200050000	Exemption(s)	Senior
Legal Description	ACRES: 21.050 A0702 SASSE JAC OB; HOUSE		

ASSESSMENT & TAX			
Assessment Year	2022	2021	2020
Assessed Value - Total	<b>\$345,940</b>	<b>\$243,950</b>	<b>\$224,220</b>
Assessed Value - Land		<b>\$18,370</b>	<b>\$18,190</b>
Assessed Value - Improved		<b>\$225,580</b>	<b>\$206,030</b>
YOY Assessed Change (\$)	<b>\$101,990</b>	<b>\$19,730</b>	
YOY Assessed Change (%)	<b>41.81%</b>	<b>8.8%</b>	
Market Value - Total	<b>\$376,390</b>	<b>\$307,750</b>	<b>\$336,320</b>
Market Value - Land	<b>\$105,200</b>	<b>\$82,170</b>	<b>\$130,290</b>
Market Value - Improved	<b>\$271,190</b>	<b>\$225,580</b>	<b>\$206,030</b>
Tax Year	Total Tax	Change (\$)	Change (%)
2020	<b>\$3,702</b>		
2021	<b>\$3,803</b>	<b>\$101</b>	<b>2.73%</b>
2022	<b>\$5,393</b>	<b>\$1,590</b>	<b>41.81%</b>
Jurisdiction	Tax Amount	Tax Type	Tax Rate
Erath County	<b>\$1,136.41</b>	<b>Estimated</b>	<b>.3285</b>
Dublin ISD	<b>\$3,857.23</b>	<b>Estimated</b>	<b>1.115</b>
Middle Trinity Water	<b>\$29.40</b>	<b>Estimated</b>	<b>.0085</b>
Erath Road & Bridge	<b>\$370.16</b>	<b>Estimated</b>	<b>.107</b>
Total Estimated Tax Rate			<b>1.559</b>

CHARACTERISTICS			
Land Use - Corelogic	<b>Agricultural (NEC)</b>	Total Baths	<b>MLS: 3</b>
Land Use - State	<b>Non-Qual Rur Ld-Ranch/Res Imp</b>	MLS Total Baths	<b>3</b>
Estimated Lot Acres	<b>21.05</b>	Full Baths	<b>MLS: 2</b>
Estimated Lot Sq Ft	<b>916,938</b>	Half Baths	<b>MLS: 1</b>
Building Sq Ft	<b>2,304</b>	Porch	<b>Covered Porch</b>
Total Building Sq Ft	<b>2,304</b>	Porch 1 Area	<b>210</b>
Stories	<b>MLS: 2</b>	Garage Type	<b>Carport</b>
# of Buildings	<b>1</b>	Year Built	<b>2003</b>
Bedrooms	<b>MLS: 4</b>		

FEATURES			
Feature Type	Unit	Size/Qty	Year Built
Main Area	<b>S</b>	<b>1,827</b>	<b>2003</b>
Coverporch	<b>S</b>	<b>210</b>	<b>2003</b>

Coverporch	S	746	2003
Car Port Attached	S	624	2003
Main Area2 Story	S	477	2003

<b>SELL SCORE</b>			
Value As Of	2022-10-23 04:43:24		

<b>LISTING INFORMATION</b>			
MLS Listing Number	<a href="#">20194958</a>	MLS Current List Price	\$600,000
MLS Status	Active	MLS Orig. List Price	\$600,000
MLS Status Change Date	10/26/2022	MLS Listing Agent	0497549-Brent Graves
MLS Area (MLS)	DUBLIN	MLS Listing Broker	ALLIANCE REALTY & AUCTION
MLS Listing Date	10/26/2022		

MLS Listing #	20194933
MLS Status	Active
MLS Listing Date	10/26/2022
MLS Orig Listing Price	\$2,000,000
MLS Listing Price	\$2,000,000

<b>LAST MARKET SALE &amp; SALES HISTORY</b>	
Nominal	Y
Buyer Name	White David G & Connie
Seller Name	White Dee D
Document Number	1106-560
Document Type	Deed (Reg)

<b>OWNER TRANSFER INFORMATION</b>			
Settle Date	01/07/2003	Document #	1106-560
Deed Type	Deed (Reg)	Owner Name	White David G



\*Lot Dimensions are Estimated