



5	7,243	302,899	N/A
MLS Beds	MLS Sq Ft	Lot Sq Ft	Sale Price
5	1991	SFR	N/A
MLS Baths	Yr Built	Type	Sale Date

Expired Listing 

Owner Information

Owner Name:	Dawlett Haythem	Tax Billing Zip+4:	2631
Tax Billing Address:	16100 Chateau Ave	Owner Vesting:	Husband/Wife
Tax Billing City & State:	Austin, TX	Owner Occupied:	Yes
Tax Billing Zip:	78734		

Location Information

School District :	07	MLS Area:	LS
School District Name:	Lake Travis ISD	Zip Code:	78734
Census Tract:	17.41	Zip + 4:	2631
Subdivision:	Vineyard Bay Ph 01	Flood Zone Date:	09/26/2008
Elementary School District:	Lake Travis	Flood Zone Code:	AE
Middle School District/School Name:	Hudson Bend	Flood Zone Panel:	48453C0215H
Neighborhood Code:	R2000wf-R2000wf	Carrier Route:	R036
High School District/School Name:	Lake Travis	Neighborhood Name:	Travis Southwest
Mapsc0:	490-F		

Tax Information

Property ID 1:	152402	Tax Area (113):	0A
Property ID 2:	01506603050000	Tax Appraisal Area:	0A
Property ID 3:	152402	% Improved:	63%
Legal Description:	LOT 28A BLK D VINEYARD BAY PHS 1 AMENDED PLAT OF LTS 26-28 THE		
Actual Tax Year:	2019	Block:	D
Actual Tax:	\$35,336	Lot:	28a
Exemption(s):	Homestead		

Assessment & Tax

Assessment Year	2019	2018	2017
Market Value - Total	\$2,224,133	\$2,224,133	\$2,224,214
Market Value - Land	\$824,400	\$824,400	\$824,400
Market Value - Improved	\$1,399,733	\$1,399,733	\$1,399,814
Assessed Value - Total	\$2,224,133	\$2,224,133	\$2,224,214
Assessed Value - Land	\$824,400	\$824,400	\$824,400
Assessed Value - Improved	\$1,399,733	\$1,399,733	\$1,399,814
YOY Assessed Change (\$)	\$0	-\$81	
YOY Assessed Change (%)	0%	-0%	

Tax Amount - Estimated	Tax Year	Change (\$)	Change (%)
\$45,458	2017		
\$45,079	2018	-\$379	-0.83%
\$43,866	2019	-\$1,213	-2.69%

Jurisdiction	Tax Type	Tax Amount	Tax Rate
Travis County	Actual	\$8,213.57	.36929
Lake Travis ISD	Actual	\$29,747.78	1.3375

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Wcid No 17	Actual	\$1,332.26	.0599
Travis Co Hospital Dist	Actual	\$2,348.08	.10557
Travis Co Esd No 6	Actual	\$2,224.13	.1
Total Estimated Tax Rate			1.9723

Characteristics

County Use Code:	Single Family Residence	Roof Shape:	Hip
Land Use:	SFR	Construction:	Wood
Lot Acres:	6.9536	Year Built:	1991
Basement Type:	MLS: Slab	Effective Year Built:	1992
Gross Area:	6,631	Pool:	Spa
Building Sq Ft:	Tax: 5,673 MLS: 7,243	Foundation:	Slab
Above Gnd Sq Ft:	5,673	# of Buildings:	1
Ground Floor Area:	3,503	Building Type:	Single Family
Garage Type:	Attached Garage	Fireplace:	Y
Garage Sq Ft:	958	Lot Area:	302,899
Stories:	1	Lot Frontage:	229
Bedrooms:	MLS: 5	No. of Porches:	5
Total Baths:	Tax: 5 MLS: 7	Parking Type:	Attached Garage
Full Baths:	5	Patio/Deck 1 Area:	988
Half Baths:	MLS: 2	Porch 1 Area:	120
Fireplaces:	1	No. of Patios:	2
Cooling Type:	Central	Num Stories:	1
Heat Type:	Central	Patio/Deck 2 Area:	571
Porch:	Open Porch	Porch Type:	Open Porch
Patio Type:	Terrace	Sec Patio Area:	2260
Roof Type:	Hip	County Use Description:	Single Family Residence-A1
Roof Material:	Tile		

Features

Feature Type	Unit	Size/Qty	Year Built	Value
1st Floor	S	3,503	1991	\$455,017
Residence Below	S	2,170	1991	\$281,909
Porch Open 1st F	S	120	1991	\$3,117
Porch Open 1st F	S	571	1991	\$14,832
Porch Open 1st F	S	308	1991	\$8,001
Porch Open 1st F	S	476	1991	\$12,365
Porch Open 1st F	S	45	1991	\$1,156
Porch Open 1st F	S	256	1991	\$6,650
Porch Open 2nd F	S	235	1991	\$6,104
Garage Att 1st F	S	958	1991	\$44,789

Estimated Value

RealAVM™ (1):	\$5,647,100	Confidence Score (2):	59
RealAVM™ Range:	\$4,743,564 - \$6,550,636	Forecast Standard Deviation (3):	16
Value As Of:	02/16/2020		

- (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 60 - 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.

Listing Information

MLS Listing Number:	5281800	Listing Date:	06/27/2012
MLS Area:	LS	MLS Status Change Date:	06/28/2013
MLS Status:	Expired	Listing Agent Name:	340639-Dave Murray
Current Listing Price:	\$3,489,900	Listing Broker Name:	COLDWELL BANKER UNITED REALTOR
Original Listing Price:	\$3,995,000		

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Property Detail

Generated on 02/28/2020

Page 2 of 4

MLS Listing #	668844	660367	628043	611006	597424
MLS Status	Withdrawn	Expired	Expired	Withdrawn	Withdrawn
MLS Listing Date	10/02/2002	08/13/2002	02/09/2002	10/02/2001	07/02/2001
MLS Orig Listing Price	\$3,395,000	\$0	\$0	\$0	\$0
MLS Listing Price	\$3,395,000	\$3,395,000	\$3,395,000	\$4,200,000	\$4,200,000
MLS Listing Expiration Date	04/02/2003	10/01/2002	08/09/2002	07/02/2002	07/02/2002

Last Market Sale & Sales History

Recording Date	07/09/2007	00/2007	06/30/2004	04/06/2004	04/21/2003
Sale/Settlement Date	06/22/2007	06/22/2007	06/28/2004	04/06/2004	03/11/2003
Document Number	125228	125227	126042	63746	88095
Document Type	Deed (Reg)	Deed (Reg)	Special Warranty Deed	Trustee Deed	Special Warranty Deed
Buyer Name	Dawlett Haythem	Dawlett Haythem	Dawlett Haythem & Melissa	Compass Bank	Pharris Miriam M
Seller Name	Dawlett Melissa	Owner Record	Compass Bank	Livingston Randell W Jr	Gurasich Stephen & Nancy
Multi/Split Sale Type					

Recording Date		
Sale/Settlement Date	09/27/1990	05/01/1989
Document Number	11286-193	10933-1210
Document Type	Warranty Deed	Warranty Deed
Buyer Name	Gurasich Stephen W Jr & Gurasich Nancy H	
Seller Name		
Multi/Split Sale Type	Multiple	

Mortgage History

Mortgage Date	10/27/2015	07/09/2007	06/21/2007	09/27/2004	06/30/2004
Mortgage Amount	\$6,687,613	\$4,000,000	\$2,067,700	\$2,000,000	\$1,885,000
Mortgage Lender		Private Individual	Washington Mutual Bk Fa	Countrywide Hm Lns Inc	Compass Bk
Mortgage Type	Private Party Lender	Private Party Lender	Conventional	Conventional	Conventional
Mortgage Code	Refi	Seller/Carry Back	Refi	Refi	Resale
Mortgage Date	04/21/2003	11/27/2001	08/17/1999		
Mortgage Amount	\$1,890,000	\$1,100,000	\$600,000		
Mortgage Lender	Compass Bk	Bank One Na	Bank Of America		
Mortgage Type	Conventional	Conventional	Conventional		
Mortgage Code	Resale	Refi	Refi		

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Property Detail

Generated on 02/28/2020

Page 3 of 4

Property Map



*Lot Dimensions are Estimated

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Property Detail

Generated on 02/28/2020

Page 4 of 4