



# McLennan CAD

## Property Search > 341833 ALLIANCE SYNDICATE I LLC for Year 2020

Tax Year: 2020

### Property

#### Account

Property ID: 341833 Legal Description: MARBLE L Acres 9.6960  
Geographic ID: 300580000002050 Zoning: R-1B  
Type: Real Agent Code:  
Property Use Code:  
Property Use Description:

#### Protest

Protest Status:  
Informal Date:  
Formal Date:

#### Location

Address: RITCHIE RD Lorena, TX 76655 Mapsco: 328  
Neighborhood: M - R VACANT - 2 Map ID: 84A  
Neighborhood CD: 30890.1

#### Owner

Name: ALLIANCE SYNDICATE I LLC Owner ID: 400351  
Mailing Address: 9119 DARBY LANE % Ownership: 100.000000000000%  
WACO, TX 76712  
Exemptions:

### Values

(+) Improvement Homesite Value:	+	\$0	
(+) Improvement Non-Homesite Value:	+	\$0	
(+) Land Homesite Value:	+	\$0	
(+) Land Non-Homesite Value:	+	\$0	Ag / Timber Use Value
(+) Agricultural Market Valuation:	+	\$180,350	\$2,420
(+) Timber Market Valuation:	+	\$0	\$0
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(=) Market Value:	=	\$180,350	
(-) Ag or Timber Use Value Reduction:	-	\$177,930	
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(=) Appraised Value:	=	\$2,420	
(-) HS Cap:	-	\$0	
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(=) Assessed Value:	=	\$2,420	

### Taxing Jurisdiction

Owner: ALLIANCE SYNDICATE I LLC  
% Ownership: 100.000000000000%  
Total Value: \$180,350

Entity	Description	Tax Rate	Appraised Value	Taxable Value	Estimated Tax
00	McLENNAN COUNTY	0.485293	\$2,420	\$2,420	\$11.75
30	LORENA ISD	1.435210	\$2,420	\$2,420	\$34.73
80	WACO, CITY OF	0.776232	\$2,420	\$2,420	\$18.79
86	McLENNAN COMMUNITY COLLEGE	0.147696	\$2,420	\$2,420	\$3.58
CAD	McLENNAN CAD	0.000000	\$2,420	\$2,420	\$0.00

Total Tax Rate:	2.844431		
		Taxes w/Current Exemptions:	\$68.85
		Taxes w/o Exemptions:	\$68.84

## Improvement / Building

No improvements exist for this property.

## Land

#	Type	Description	Acres	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
1	2	Dry Cropland	9.6960	422357.76	0.00	0.00	\$180,350	\$2,420

## Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap	Assessed
2020	\$0	\$180,350	2,420	2,420	\$0	\$2,420
2019	\$0	\$180,350	2,470	2,470	\$0	\$2,470
2018	\$0	\$157,340	2,470	2,470	\$0	\$2,470
2017	\$0	\$136,820	2,380	2,380	\$0	\$2,380
2016	\$0	\$134,330	1,070	1,070	\$0	\$1,070
2015	\$0	\$134,330	970	970	\$0	\$970
2014	\$0	\$130,860	930	930	\$0	\$930
2013	\$0	\$24,437	930	930	\$0	\$930
2012	\$0	\$24,437	929	929	\$0	\$929
2011	\$0	\$24,437	929	929	\$0	\$929

## Deed History - (Last 3 Deed Transactions)

#	Deed Date	Type	Description	Grantor	Grantee	Volume	Page	Deed Number
1	8/19/2010	DL	Warranty Deed /w Vendors Lien	TCI 319 ACRES INC	ALLIANCE SYNDICATE I LLC			2010026383
2	8/15/2006	WD	Warranty Deed	SPANOS NICK	TCI 319 ACRES INC			2006029640

## Tax Due

Property Tax Information as of 09/02/2020

Amount Due if Paid on: 

Year	Taxing Jurisdiction	Taxable Value	Base Tax	Base Taxes Paid	Base Tax Due	Discount / Penalty & Interest	Attorney Fees	Amount Due
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NOTE: Penalty & Interest accrues every month on the unpaid tax and is added to the balance. Attorney fees may also increase your tax liability if not paid by July 1. If you plan to submit payment on a future date, make sure you enter the date and RECALCULATE to obtain the correct total amount due.

**Questions Please Call (254) 752-9864**