

Fort Bend CAD Property Search

This website only contains information about values. For information on estimated taxes, tax rates, and tax rate adoption, visit www.fortbendtax.org (<http://www.fortbendtax.org>).

By clicking the link above, you will be leaving the Fort Bend Central Appraisal District's website.

Quick Ref ID: R522695 For Year 2024

Property Details

Account		
Quick Ref ID:	R522695	Geographic ID: 8118-30-003-0030-907
Type:	Real Residential	Zoning:
Property Use:		Condo:
Location		
Situs Address:	9011 Delta Place CT, Missouri City, TX 77459	
Map ID:	Z-167	Mapsco:
Legal Description:	Sienna Sec 30, BLOCK 3, Lot 3	
Abstract/Subdivision:	8118-30 - Sienna Sec 30	
Neighborhood:	4386	
January 1 Owner ⓘ	View Linked Properties ▼	
Owner ID:	O0854200	
Name:	Shaikh Family Revocable Trust	
Agent:		
Mailing Address:	150 Shepherds Glen RD Heath, TX 75032-7631	
% Ownership:	100.00%	
Exemptions:	For privacy reasons not all exemptions are shown online.	

Property Values

Improvement Homesite Value:	\$0 (+)
Improvement Non-Homesite Value:	\$570,952 (+)
Land Homesite Value:	\$100,750 (+)
Land Non-Homesite Value:	\$0 (+)
Agricultural Market Valuation:	\$0 (+)

The 2024 appraisal roll is certified, and most values displayed are certified values. Some values are subject to change.

Information provided for research purposes only. Legal descriptions and acreage amounts are for Appraisal District use only and should be verified prior to using for legal purpose and or documents. Please contact the Appraisal District to verify all information for accuracy.

Value Method:	COST
Market Value:	\$671,702 (=)
Agricultural Value Loss:	\$0 (-)
HS Cap Loss:	\$0 (-)
CB Cap Loss:	\$0 (-)
Appraised Value:	\$671,702
Ag Use Value:	\$0

The deadline to protest this property is May 15, 2024

Property Taxing Jurisdiction

Owner: Shaikh Family Revocable Trust **%Ownership:** 100.00%

Entity	Description	Market Value	Taxable Value
D01	Fort Bend Drainage	\$671,702	\$671,702
G01	Fort Bend General	\$671,702	\$671,702
M169	Sienna MUD 6	\$671,702	\$671,702
S07	Fort Bend ISD	\$671,702	\$671,702
W05	Sienna Parks & LID	\$671,702	\$671,702

Total Tax Rate: 0.000000

Property Improvement - Building

Type: Residential **State Code:** A1 **Living Area:** 3,710.00 sqft **Value:** \$570,952

Type	Description	Class CD	Year Built	SQFT
MA	Main Area	RG2+	2022	2,535.00
MA2	Main Area 2nd Story	RG2+	2022	1,175.00
AG	Attached Garage	RG2+	2022	453.00
AG	Attached Garage	RG2+	2022	224.00
OP	Open Porch	RG2+	2022	184.00
OP	Open Porch	RG2+	2022	30.00

Property Land

Type	Description	Acreage	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
RX	Residential Cul-de-sac	NaN	8,679.01			\$100,750	\$0

Property Roll Value History

Year	Improvements	Land Market	Ag Valuation	HS Cap Loss	Appraised
2025	N/A	N/A	N/A	N/A	N/A
2024	\$570,952	\$100,750	\$0	\$0	\$671,702
2023	\$614,058	\$77,500	\$0	\$0	\$691,558
2022	\$0	\$59,200	\$0	\$0	\$59,200

Property Deed History

Deed Date	Type	Description	Grantor	Grantee	Volume	Page	Number
9/22/2022	DG	Deed, General Warranty	Shaikh, Mohammad	Shaikh Family Revocable Trust			2022121717
9/7/2022	DSWVL	Deed, Special Warranty with Vendor Lien		Shaikh, Mohammad			2022116864
10/28/2021	DSW	Deed, Special Warranty		Highland Homes-Houston LLC			2021181096
5/11/2021	P	PLAT					Slide 20210091

ARB Data

Final Value may be reflective of post-ARB appeal results. All ARB determinations are available at [\(https://www.fbcad.org/arb/\)](https://www.fbcad.org/arb/) www.fbcad.org/arb/ [\(https://www.fbcad.org/arb/\)](https://www.fbcad.org/arb/). Notice Value for each account reflects the percentage of value within the appraisal district.

Hearing Date And Time	Category	Board Members	Owner's Opinion Of Value	Notice Value	Board's Determination Of Value	ARB Determination
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