

Property Information		Request Information		Update Information
File#:	111111111	Requested Date:	11/25/2024	Update Requested:
Owner:	Sheila Shaikh Martinez Mohammad Ali Shaikh	Branch:		Requested By:
Address 1:	9011 Delta Place Court	Date Completed:		Update Completed:
Address 2:		# of Jurisdiction(s):		
City, State Zip:	Missouri, TX 77459	# of Parcel(s):	1	

Notes

CODE VIOLATIONS	<p>Per Fort Bend County Department of Zoning there are No Open Code Violation case on this property.</p> <p>Collector: Fort Bend County Payable Address: 401 Jackson Street, 3rd Floor Richmond, TX 77469 Business# (281) 341-4555</p>
PERMITS	<p>Per Fort Bend County Department of Building there are No Open/Pending/Expired permits on this property</p> <p>Collector: Fort Bend County Payable Address: 401 Jackson Street, 3rd Floor Richmond, TX 77469 Business# (281) 341-4555</p>
SPECIAL ASSESSMENTS	<p>Per Fort Bend Tax Collector there are No Special Assessments/liens on the property.</p> <p>Collector: Fort Bend County Payable Address: 401 Jackson Street, 3rd Floor Richmond, TX 77469 Business# (281) 341-3710</p>
DEMOLITION	NO
UTILITIES	<p>WATER & SEWER Account #: NA Payment Status: Paid Status: Pvt & Non-Lienable Amount: \$ 0.00 Good Thru: 12-01-2024 Account Active: Yes Collector: Si Environmental Payable Address: 6420 Reading Road Rosenberg, TX 77471 Business # 832-490-1600</p> <p>UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED</p> <p>GARBAGE GARBAGE PRIVATE HAULER WITH LIEN STATUS AND BALANCE UNKNOWN</p>

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
-----------------------	----------	---------------	--------------------------	--------------	--------------------------------	-------------------

Code/permits/Special assessment request // 9011 Delta Place Court

From: cclerk <cclerkrecords@fortbendcountytexas.gov>

Sent: Monday, November 25, 2024 8:48 PM

To:

Cc: cclerk <cclerkrecords@fortbendcountytexas.gov>; PublicInformation <PublicInformation@fortbendcountytexas.gov>

Subject: RE: Code/permits/Special assessment request // 9011 Delta Place Court

The County Clerk's office has no responsive records.

Thank you for your email inquiry,

Response provided on behalf of:

Office of County Clerk

Fort Bend County

Laura Richard, County Clerk

<https://fbctx.gov/countyclerk>



Property, DBA, Birth, Death & Marriage, Research & All Correspondence

NOTICE: On application for public information by any person if requestor prefers a manner other than access through the Internet, the requestor may access the requested information by inspection or duplication or by receipt through United States mail, as provided by Texas Government Code 552.221, when providing request for copies and payment of applicable fees.

[All Courts & Case Filings and Court Research](#)

Fort Bend County Justice Center

1422 Eugene Heimann Circle

Richmond, Texas 77469

(281) 341-8652

Office Hours: Mon - Fri 8am-5pm

Travis Building

301 Jackson Street
Richmond, TX 77469
(281) 341-8652
Office Hours: Mon - Fri 8am-5pm

East Annex

307 Texas Parkway
Missouri City, Texas 77489
(281) 341-8652
Lobby Hours: Mon - Fri 8am-5pm

North Annex

22333 Grand Corner Dr
Katy, Texas 77494
(281) 341-8652
Lobby Hours: Mon - Fri 8am-5pm

Sugar Land Annex

151 Stadium Dr
Sugar Land, TX 77498
(281) 341-8652
Lobby Hours: Mon - Fri 8am-5pm

Sienna Annex --- TEMPORARILY CLOSED

5855 Sienna Springs Way
Missouri City TX 77459
(281) 341-8652
Lobby Hours: Mon - Fri 8am-5pm

This email is intended to be reviewed by only the individual or organization named above. If you have received this email in error, please immediately notify the sender by return email and delete this email from your system. Thank you in advance for your assistance.

From: Vasquez, Jasmine <Jasmine.Vasquez@fortbendcountytexas.gov>
Sent: Monday, November 25, 2024 8:15 AM
To: Permits <permits@fortbendcountytexas.gov>; Hernandez, Crystal <Crystal.Hernandez@fortbendcountytexas.gov>; Galicia, Melissa <Melissa.Galicia@fortbendcountytexas.gov>; Ross, Nicholette <Nicholette.Ross@fortbendcountytexas.gov>
Cc: Peterson, Jillian <Jillian.Peterson@fortbendcountytexas.gov>; Schaffer, Michael <Michael.Schaffer@fortbendcountytexas.gov>; FireMarshalOpenRecords <FireMarshalOpenRecords@fortbendcountytexas.gov>; Willis, Linda <Linda.Willis@fortbendcountytexas.gov>
Subject: FW: Code/permits/Special assessment request // 9011 Delta Place Court

Good Morning,

Down below, please find a new Public Information Request.

Please respond directly to this requestor with any responsive records/ information from your department.

Thank you,

Jasmine Vasquez

**Administrative Assistant
Fort Bend County Attorney's Office
401 Jackson Street, 3rd Floor
Richmond, TX 77469
(281) 341-4555 Phone
(281) 341-4557 Fax**

+++++**CONFIDENTIALITY NOTICE**+++++

The information in this email may be confidential and/or privileged. This email is intended to be reviewed by only the individual or organization named above. If you are not the intended recipient or an authorized representative of the intended recipient, you are hereby notified that any review, dissemination or copying of this email and its attachments, if any, or the information contained herein is prohibited. If you have received this email in error, please immediately notify the sender by return email and delete this email from your system. Thank you in advance for your assistance.

From

Sent: Friday, November 22, 2024 5:06 PM

To: PublicInformation <PublicInformation@fortbendcountytexas.gov>

Cc:

Subject: Code/permits/Special assessment request // 9011 Delta Place Court

Hello,

We are currently working with closing on this property scheduled and would need the below records verified. Please provide the requested below info at the earliest.

- 1. Address: 9011 Delta Place Court, Missouri City, TX 77459
Parcel : R522695
Owner: Sheila Shaikh Martinez, Mohammad Ali Shaikh**

Please advise if the below address has any OPEN/PENDING/EXPIRED Permits and demolition permits that needs attention and any fees due currently.

Also advise if there are any Code Violation or fines due that needs attention currently.

Any unrecorded liens/fines/special assessments due.