



04/29/2025

Loan No: 715565,  
Property Address: 2020 E BROADWAY,  
PEARLAND, TX 77581

KEVIN K MOHAMMADIAN,  
3705 PINE VIEW CT,  
PEARLAND , TX 77581

Dear Mortgagor:

Upon recent examination of the official tax records, your taxes were not paid. Failure to pay your taxes prior to their delinquency date constitutes a default under the terms of your mortgage or deed of trust and places your loan in jeopardy.

If you have paid the item below, please forward a copy of the receipt or cancelled check to us. If you have not paid the delinquent item shown below, please do so immediately and forward a copy of the receipt to us.

Please contact the tax collector for the exact amount to pay.

Sincerely,  
Texas Advantage Community Bank

\*\*\*\*\* Note - Payments made after 04/08/2025 are not reflected here \*\*\*\*\*

BILL TYPE	PARCEL NO	TAX YEAR	INSTALLMENT	TOTAL DUE
REGULAR	75100014000	2024	Inst - 1	\$4,537.51
			Total Amount	\$4,537.51