



COMAL COUNTY

ENGINEER'S OFFICE

July 3, 2018

TO: Commissioner Jen Crownover, Precinct 4

FROM: Adrienne Winkler, Subdivision Coordinator

RE: Approval of the Amending Plat of *Mystic Shores, Unit One*, amending Lots 87, 88, and 89, establishing Lots 87AP and 89AP, within Comal County, Texas

OWNER(S): R.V.E. and Amy S. Brinkerhoff

PREPARER: Solis-Kanak & Associates, Inc.

We request placement of this amending plat on the July 12, 2018 Commissioners Court agenda for final approval.

REMARKS:

The owners have applied to amend the subdivision plat of *Mystic Shores, Unit One* (Volume 13, Pages 202-211, Comal County Map and Plat Records) to relocate the lot boundary lines between adjacent Lots 87, 88, and 89 to create Lots 87AP and 89AP, in accordance with Texas Local Government Code § 232.0095.

All required documents have been submitted. This Amending Plat meets the requirements for final approval.

Issued By:

Comal County Tax Office
PO Box 659480
San Antonio, TX 78265-9480

Property Information

Property ID: 38664 Geo ID: 360150008700
Legal Acres: 0.0000
Legal Desc: MYSTIC SHORES 1, LOT 87
Situs: 144 MYSTIC SHORES BLVD SPRING BRANCH, TX 78070
DBA:
Exemptions:

Owner ID: 933823 100.00%
BRINKERHOFF RV E & AMY S
168 MYSTIC SHORES BLVD
SPRING BRANCH, TX 78070-5024

For Entities

Value Information

COMAL COUNTY	Improvement HS:	0
COMAL ISD	Improvement NHS:	0
Credit	Land HS:	0
ESD #2 (EMS)	Land NHS:	30,980
ESD #3 (FIRE)	Productivity Market:	0
Lateral Road	Productivity Use:	0
Rural Fire #4	Assessed Value	30,980

Current/Delinquent Taxes

This is to certify that, after a careful check of the tax records of this office, the following delinquent taxes, penalties, interest and any known costs and expenses as provided by Tax Code §33.48, are due on the described property for the following taxing unit(s):

Year	Entity	Taxable	Tax Due	Disc./P&I	Attorney Fee	Total Due
Totals:			0.00	0.00	0.00	0.00

Effective Date: 05/18/2018

Total Due if paid by: 05/31/2018

0.00

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MAY 21 2018

COUNTY ENGINEER

Tax Certificate Issued for:

Taxes Paid in 2017

COMAL COUNTY	95.36
Lateral Road	15.52
COMAL ISD	430.62
ESD #2 (EMS)	18.59
ESD #3 (FIRE)	24.79

2018 PROPERTY TAXES WILL BE CALCULATED IN OCTOBER 2018 AND ARE DUE WHEN RENDERED. THE LAST DAY TO PAY BEFORE PENALTY AND INTEREST START TO ACCRUE IS JANUARY 31, 2019.

If applicable, the above-described property has/is receiving special appraisal based on its use, and additional rollback taxes may become due based on the provisions of the special appraisal (Comptroller Rule 9.3040) or property omitted from the appraisal roll as described under Tax Code Section 25.21 is not included in this certificate [Tax Code Section 31.08(b)].

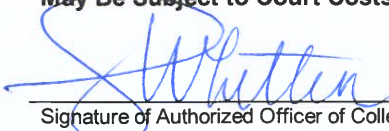
Pursuant to Tax Code Section 31.08, if a person transfers property accompanied by a tax certificate that erroneously indicates that no delinquent taxes, penalties or interest are due a taxing unit on the property or that fails to include property because of its omission from an appraisal roll, the unit's tax lien on the property is extinguished and the purchaser of the property is absolved of liability to the unit for delinquent taxes, penalties or interest on the property or for taxes based on omitted property. The person who was liable for the tax for the year the tax was imposed or the property was omitted remains personally liable for the tax and for any penalties or interest.

A tax certificate issued through fraud or collusion is void.

This certificate does not clear abuse of granted exemptions as defined in Section 11.43 Paragraph(1) of the Texas Property Tax Code.

May Be Subject to Court Costs if Suit is Pending

Date of Issue: 05/18/2018
Requested By: BRINKERHOFF RV E & AMY S
Fee Amount: 10.00
Reference #:


Signature of Authorized Officer of Collecting Office

Issued By:

Comal County Tax Office
PO Box 659480
San Antonio, TX 78265-9480

Property Information

Property ID: 38665 Geo ID: 360150008800
Legal Acres: 0.0000
Legal Desc: MYSTIC SHORES 1, LOT 88
Situs: 156 MYSTIC SHORES BLVD SPRING BRANCH, TX 78070
DBA:
Exemptions:

Owner ID: 933823 100.00%
BRINKERHOFF RV E & AMY S
168 MYSTIC SHORES BLVD
SPRING BRANCH, TX 78070-5024

For Entities

Value Information

COMAL COUNTY	Improvement HS:	0
COMAL ISD	Improvement NHS:	0
Credit	Land HS:	0
ESD #2 (EMS)	Land NHS:	30,980
ESD #3 (FIRE)	Productivity Market:	0
Lateral Road	Productivity Use:	0
Rural Fire #4	Assessed Value	30,980

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Totals:			0.00	0.00	0.00	0.00

Effective Date: 05/18/2018

Total Due if paid by: 05/31/2018

0.00

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MAY 21 2018

COUNTY ENGINEER

Tax Certificate Issued for:	Taxes Paid in 2017
COMAL COUNTY	95.36
Lateral Road	15.52
COMAL ISD	430.62
ESD #2 (EMS)	18.59
ESD #3 (FIRE)	24.79

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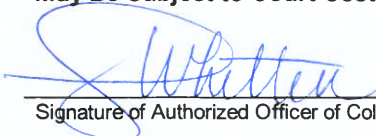
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Signature of Authorized Officer of Collecting Office

Issued By:

Comal County Tax Office
PO Box 659480
San Antonio, TX 78265-9480

Property Information

Property ID: 38666 Geo ID: 360150008900
Legal Acres: 0.0000
Legal Desc: MYSTIC SHORES 1, LOT 89
Situs: 168 MYSTIC SHORES BLVD SPRING BRANCH, TX 78070
DBA:
Exemptions: HS, OV65

Owner ID: 185881 100.00%
BRINKERHOFF R V E & AMY S
168 MYSTIC SHORES BLVD
SPRING BRANCH, TX 78070-5024

For Entities

Value Information

COMAL COUNTY	Improvement HS:	414,630
COMAL ISD	Improvement NHS:	0
Credit	Land HS:	30,980
ESD #2 (EMS)	Land NHS:	0
ESD #3 (FIRE)	Productivity Market:	0
Lateral Road	Productivity Use:	0
Rural Fire #4	Assessed Value	445,610

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Totals:			0.00	0.00	0.00	0.00
Effective Date: 05/18/2018			Total Due if paid by: 05/31/2018			0.00

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MAY 21 2018

COUNTY ENGINEER

Tax Certificate Issued for:	Taxes Paid in 2017
COMAL COUNTY	793.31
Lateral Road	135.73
COMAL ISD	3,974.27
ESD #2 (EMS)	267.37
ESD #3 (FIRE)	356.49

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