

Maury (060)
Tax Year 2026 | Reappraisal 2026

Jan 1 Owner
 SFR JV-2 BORROWER LLC
 C/O TRICON AMERICAN HOMES LLC
 15771 RED HILL AVE
 TUSTIN CA 92780

Current Owner

CHICKADEE CIR 6024

Ctrl Map: 043J Group: D Parcel: 037.00 Pl: SI: 000

Value Information

Land Market Value: \$90,000
Improvement Value: \$326,500
Total Market Appraisal: \$416,500
Assessment Percentage: 25%
Assessment: \$104,125

Subdivision Data

Subdivision:
 WHISPERING WOODS PH 3
Plat Book: **Plat Page:** **Block:** **Lot:**
 17 143 124

Additional Information

General Information

Class: 00 - Residential **City:** SPRING HILL
City #: 701 **Special Service District 2:** 000
Special Service District 1: 000 **Neighborhood:** S56
District: 03 **Number of Mobile Homes:** 0
Number of Buildings: 1 **Utilities - Electricity:** 01 - PUBLIC
Utilities - Water/Sewer: 01 - PUBLIC / PUBLIC **Zoning:**
Utilities - Gas/Gas Type: 01 - PUBLIC - NATURAL
 GAS

Outbuildings & Yard Items

Building #	Type	Description	Area/Units
1	DRW - DRIVEWAY		1
1	WDK - WOOD DECK	24X12	288

Sale Information

Long Sale Information list on subsequent pages

Land Information

Deed Acres: 0 **Calculated Acres:** 0 **Total Land Units:** 1

Land Code	Soil Class	Units
01 - RES		1.00

Residential Building #: 1

Improvement Type:
 01 - SINGLE FAMILY
Exterior Wall:
 12 - BRICK/WOOD
Heat and AC:
 8 - HEAT AND COOLING PKG
Quality:
 1+ - AVERAGE +
Square Feet of Living Area:
 1784
Foundation:
 02 - CONTINUOUS FOOTING
Roof Framing:
 02 - GABLE/HIP
Cabinet/Millwork:
 03 - AVERAGE
Interior Finish:
 07 - DRYWALL
Bath Tiles:
 00 - NONE
Shape:
 02 - L-SHAPED

Building Sketch



Stories:
 2.00
Actual Year Built:
 2007
Plumbing Fixtures:
 11
Condition:
 AV - AVERAGE
Floor System:
 04 - WOOD W/ SUB FLOOR
Roof Cover/Deck:
 03 - COMPOSITION SHINGLE
Floor Finish:
 11 - CARPET COMBINATION
Paint/Decor:
 03 - AVERAGE
Electrical:
 03 - AVERAGE
Structural Frame:
 00 - NONE

Building Areas

Areas	Square Feet
BAS - BASE	682
USF - UPPER STORY FINISHED	1,102
OPF - OPEN PORCH FINISHED	140
GRF - GARAGE FINISHED	420

Sale Information

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
9/13/2022	\$0	R2873	457		QC - QUITCLAIM DEED	-
6/6/2022	\$449,900	R2850	736	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
9/22/2014	\$180,000	R2292	1247	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
3/14/2012	\$0	R2182	1278		-	-
2/21/2008	\$169,990	R2026	836	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
2/21/2008	\$0	R2026	834		-	-
4/20/2007	\$0	R1980	311		-	-
4/15/2004	\$0	R1794	430		-	-