

**Wilson (095)**  
**Tax Year 2026 | Reappraisal 2026**

Jan 1 Owner  
 DOORS HOLDINGS 2024 LLC  
 C/O RYAN, LLC  
 P.O.BOX 4900  
 SCOTTSDALE AZ 85261

Current Owner

**CALMUS CT 6201**  
 Ctrl Map: 054J    Group: I    Parcel: 006.00    Pl:    SI: 000

**Value Information**

**Land Market Value:** \$93,800  
**Improvement Value:** \$358,900  
**Total Market Appraisal:** \$452,700  
**Assessment Percentage:** 40%  
**Assessment:** \$181,080

**Subdivision Data**

**Subdivision:** PARK GLEN PH7  
**Plat Book:** 31    **Plat Page:** 627    **Block:**    **Lot:** 705

**Additional Information**

CANVAS AT MT JULIET

**General Information**

**Class:** 08 - Commercial  
**City #:** 508  
**Special Service District 1:** 950  
**District:** 01  
**Number of Buildings:** 1  
**Utilities - Water/Sewer:** 03 - PUBLIC / INDIVIDUAL  
**Utilities - Gas/Gas Type:** 00 - NONE

**City:** MT. JULIET  
**Special Service District 2:** 000  
**Neighborhood:** M73  
**Number of Mobile Homes:** 0  
**Utilities - Electricity:** 01 - PUBLIC  
**Zoning:**

**Residential Building #: 1**

**Improvement Type:** 01 - SINGLE FAMILY  
**Exterior Wall:** 11 - COMMON BRICK  
**Heat and AC:** 7 - HEAT AND COOLING SPLIT  
**Quality:** 1 - AVERAGE  
**Square Feet of Living Area:** 1260

**Stories:** 1.00  
**Actual Year Built:** 2024  
**Plumbing Fixtures:** 8  
**Condition:** AV - AVERAGE

**Building Sketch**



**Building Areas**

Areas	Square Feet
BAS - BASE	1,260
GRF - GARAGE FINISHED	483
OPF - OPEN PORCH FINISHED	105

**Outbuildings & Yard Items**

Building #	Type	Description	Area/Units
1	CMN - COMMON AREA		1
1	DRW - DRIVEWAY		1

**Sale Information**

Long Sale Information list on subsequent pages

**Land Information**

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

Land Code	Soil Class	Units
10 - COM		1.00

**Sale Information**

<b>Sale Date</b>	<b>Price</b>	<b>Book</b>	<b>Page</b>	<b>Vacant/Improved</b>	<b>Type Instrument</b>	<b>Qualification</b>
12/3/2024	\$39,750,000	2347	980	V - VACANT	WD - WARRANTY DEED	P - MULTIPLE PARCELS
11/20/2020	\$2,175,000	2023	2210	V - VACANT	WD - WARRANTY DEED	N - NON-ARM'S LENGTH
3/18/2019	\$503,000	1871	1350	V - VACANT	WD - WARRANTY DEED	N - NON-ARM'S LENGTH