Brazoria County Appraisal District

Procedural Handbook For Mapping and GIS

2016

Initial Draft:

November 16, 2012

Revisions:

December 20, 2013 – Added GIS images

April 28, 2015 – Added Dropbox information, processing timeframe information, data upload, cloud storage, and analysis info

Joshua Ashburn – GIS Supervisor - BCAD

The Tax Account Number

Accounts in Brazoria County have two primary Identification numbers. The two forms of Identification are as follows:

Property ID: This is a six digit number that is generated sequentially as accounts are keyed into the PACS appraisal system at BCAD. This is what used to be referred to as the 'R' number. Today it is commonly referred to as the PID and is used primarily as a quick access account number.

Geographic ID: The Geographic Identification number, commonly referred to as the GEO ID, is an eleven digit number that acts as a partial geo-code reference. The GEO ID is structured as follows:

0000-0000-000

The account number structure is used to distinguish and group properties by their relative Geographical location within the county. The first four numbers almost always refers to the abstract or unique subdivision code that the property is in. For instance accounts located in Abstract 1 of Brazoria County begin with the account string 0001-XXXX-XXX. Also accounts

within a certain subdivision such as the Sherwood Forest Subdivision in Clute (S7567) would begin with 7567-XXXX-XXX.

The second set of numbers usually pertains to a block or lot within the legal description. For instance in a subdivision which has four blocks with repeating numbers in each, the account numbers may be grouped as follows:

XXXX-0001-001

XXXX-0001-002

XXXX-0002-001

XXXX-0002-002

And so on…

The last set of numbers is left to the unique structure of the subdivision or abstract. It can be utilized to finish out the legal description as in the example above, or it can be (and in many cases is) reserved for future splits and subdivisions of the parent account. For instance,

If a ten acre tract is on account number XXXX-0001-000 and pertains to Tract 1. Future splits may appear as such:

XXXX-0001-001, Tract 1A

XXXX-0001-002, Tract 1B

And so on…

Ownership Transfer Procedures:

A typical Ownership Transfer is performed within the PACS system, when a document transfers the Ownership of a property to a new owner without changing the legal description or acreage of the parent property. For instance if an owner sells the five acres that is carried on his tax account as five acres, then a direct ownership change can occur. The new owner information is in most cases obtained from the deed or document. Owner information is also tracked using Owner ID numbers. An owner will either have a pre-existing Owner ID when the document is worked or a new one will be generated.

The information that is pulled from each document is:

The Grantor (name, address)

The Grantee (name, address)

The Document Type

The Document Number

The Execution Date

This information gets entered into a log of the Ownership Transfer.

Property Splits and Merges

If the transfer of ownership is for a property that is only a portion of an account or perhaps encompasses multiple accounts, other procedures can be performed to keep track of these changes.

Splits:

A Property Split is performed when a new Unique tract of land is created from a larger tract, or if a group of previously described lots are separated onto a new account. For instance if the same owner as before decided to instead survey out his or her five acre lot into five one acre lots. When he then sold the one acre lots to separate owners, a new account would need to be generated from each document.

John Smith, 5 Acres, Tract 1, Acct# XXXX-0001-000

]>Susie Smith, 1 Acre, Tract 1A, Acct# XXXX-0001-001

]>Hank Smith, 1 Acre, Tract 1B, Acct# XXXX-0001-002

]>John Smith Jr, 1 Acre, Tract 1C, Acct# XXXX-0001-003

]>Josie Smith, 1 Acre, Tract 1D, Acct# XXXX-0001-004

]>Patricia Smith, 1Acre, Tract 1, Acct# XXXX-0001-000

Notice that the last transfer that John Smith makes will essentially deed out the final remainder of Tract 1. Therefore the last transfer can be handled as a direct ownership change in most cases. This

also means that the new owner will retain the parent account number.

Another type of split can occur in the form of a subdivision. When a raw acreage tract is bought up and re-platted as a subdivision. For instance our property owner, Mr. John Smith, may choose to instead file a subdivision of twenty five quarter acre lots. He files a minor plat at the Brazoria County Clerk's office for what he is calling 'Newest of the New Subdivision'. When working this type of split, the mapping department would need to create a totally different account string for the various lots. In this case, Mr. Smith's Subdivision will receive the 1234-XXXX-XXX account code. Therefore Mr. Smith's account will in most cases be fully incorporated into the new subdivision code and thus deleted from the Abstract.

John Smith, 5 Acres, Tract 1, Acct# 0002-0001-000 (this will be split into the new acct string and then deleted)

]> John Smith, 0.25, Newest of the New SD Lot1, Acct# 1234-0001-000

]> John Smith, 0.25, Newest of the New SD Lot2, Acct# 1234-0001-001

]> John Smith, 0.25, Newest of the New SD Lot3, Acct# 1234-0001-002

]> John Smith, 0.25, Newest of the New SD Lot4, Acct# 1234-0001-003

]> John Smith, 0.25, Newest of the New SD Lot5, Acct# 1234-0001-004

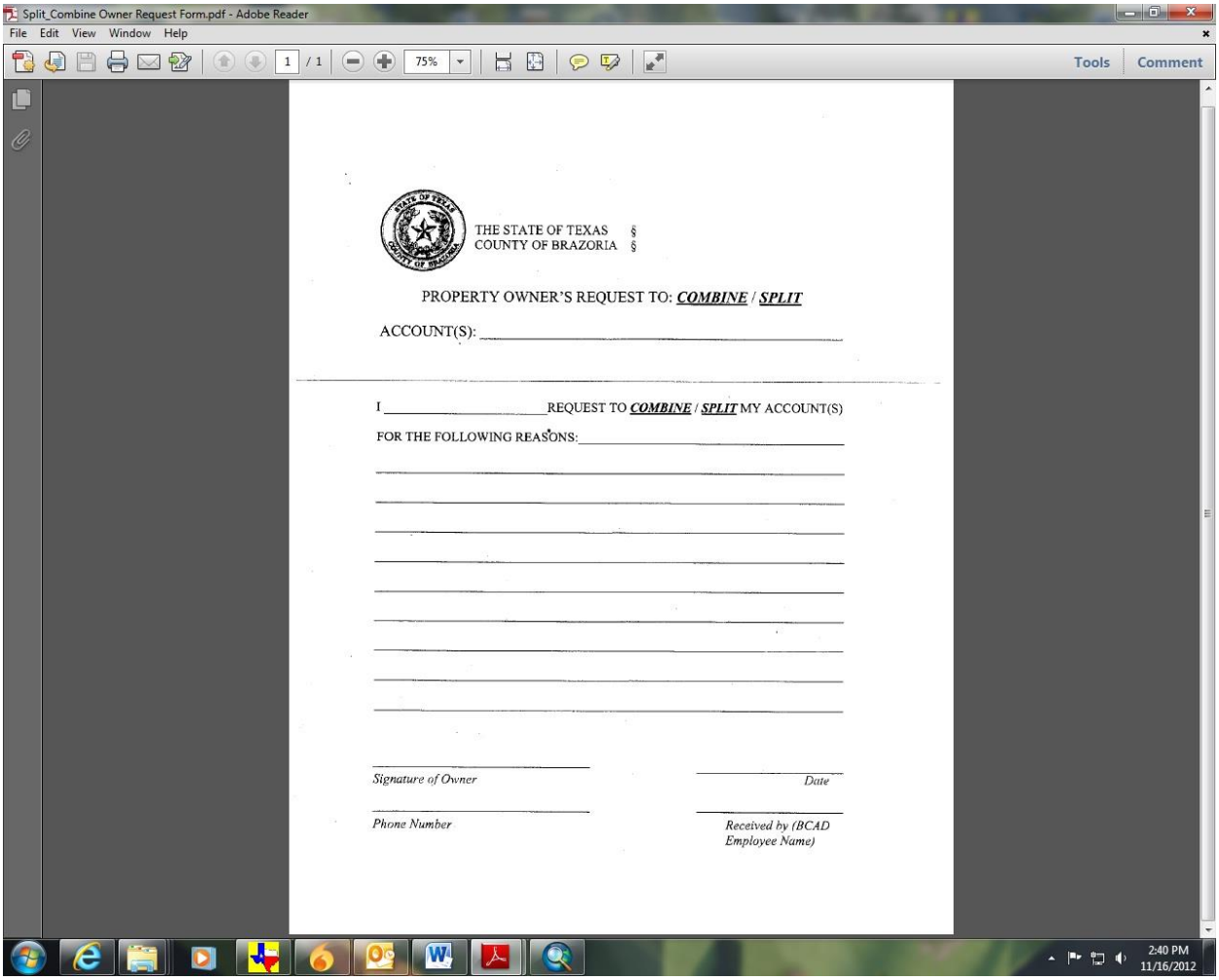
]> And so on…

Merges:

Merges are performed when a taxpayer has multiple lots that are contiguous on the ground and wishes to combine tax accounts either for ease of paying taxes, or to gain exemptions on more of their property. Merges can also take place when one owner has been deeded a larger portion of an undivided interest group. In that PACS will no longer allow for the same owner to show up on multiple accounts within the UDI Group.

The typical Merge is a process of taking the legal descriptions, acreage, and improvements from multiple accounts and shifting them or combining them onto fewer accounts, or in some cases even to one account. For instance if Mr. Smith who owns 50% interest in lot 7, buys out Mr. Jones who owns the other 50%, then Mr. Jones' account will in most cases be deleted and combined to Mr. Smith's account. Thus, Mr. Smith's account will be 100% of lot 7.

Another example is that if Mr. Smith has the Homestead (HS) and Disabled Veteran (DV) Exemptions on lot 7A, where his house is, but he also owns lots 7B and 7C which touch his homestead lot, it may be of benefit to him to combine these three lots onto one account. The property owner can request this type of procedure at any time using our Split/Combine Request form in office, or by requesting it on our webpage.

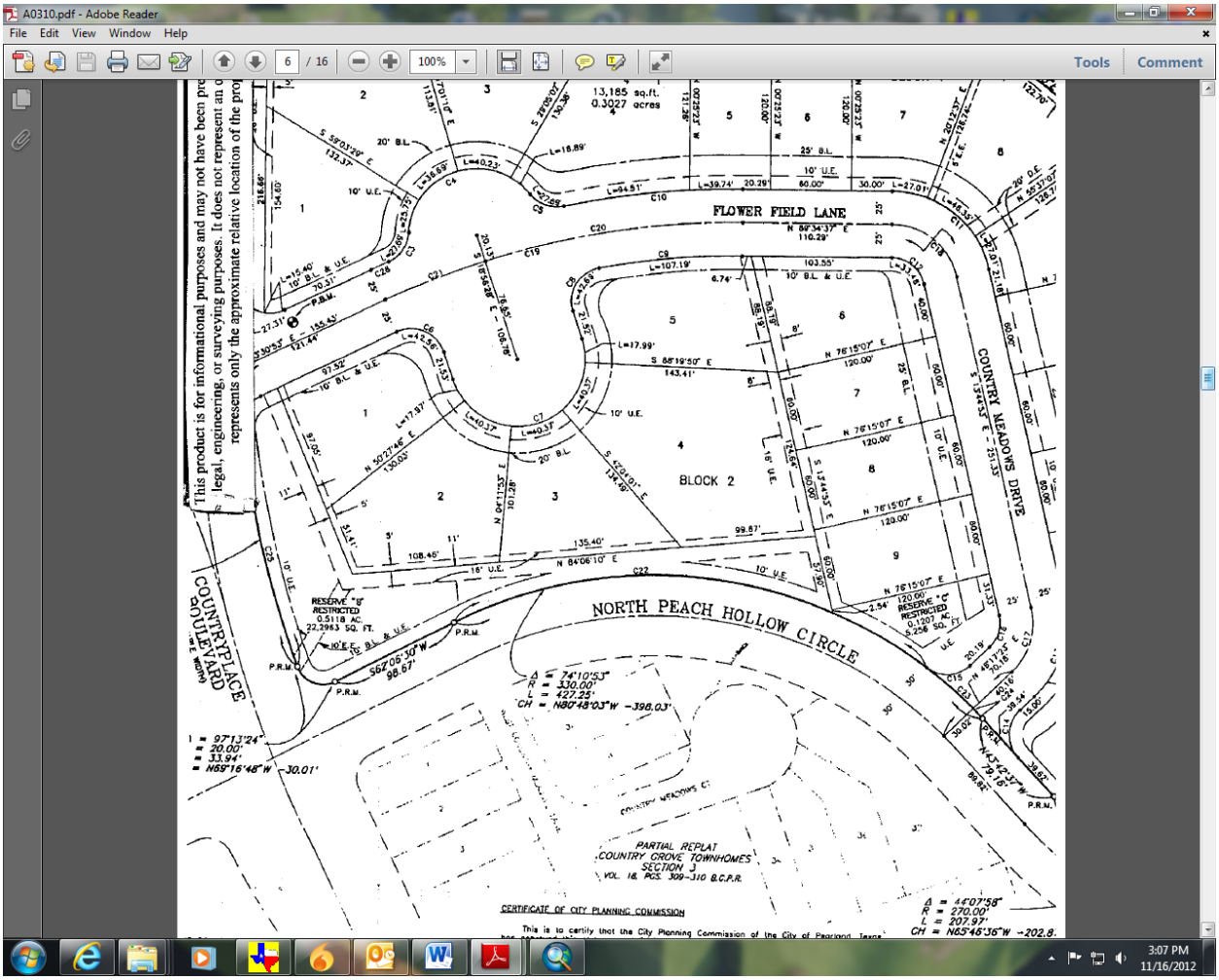

Split_Combine Owner Request Form.pdf - Adobe Reader
File Edit View Window Help
1 / 1
75%
Tools
Comment
THE STATE OF TEXAS §
COUNTY OF BRAZORIA §
PROPERTY OWNER'S REQUEST TO: COMBINE / SPLIT
ACCOUNT(S):
I REQUEST TO COMBINE / SPLIT MY ACCOUNT(S)
FOR THE FOLLOWING REASONS:
Signature of Owner
Date
Phone Number
Received by (BCAD Employee Name)
2:40 PM
11/16/2012

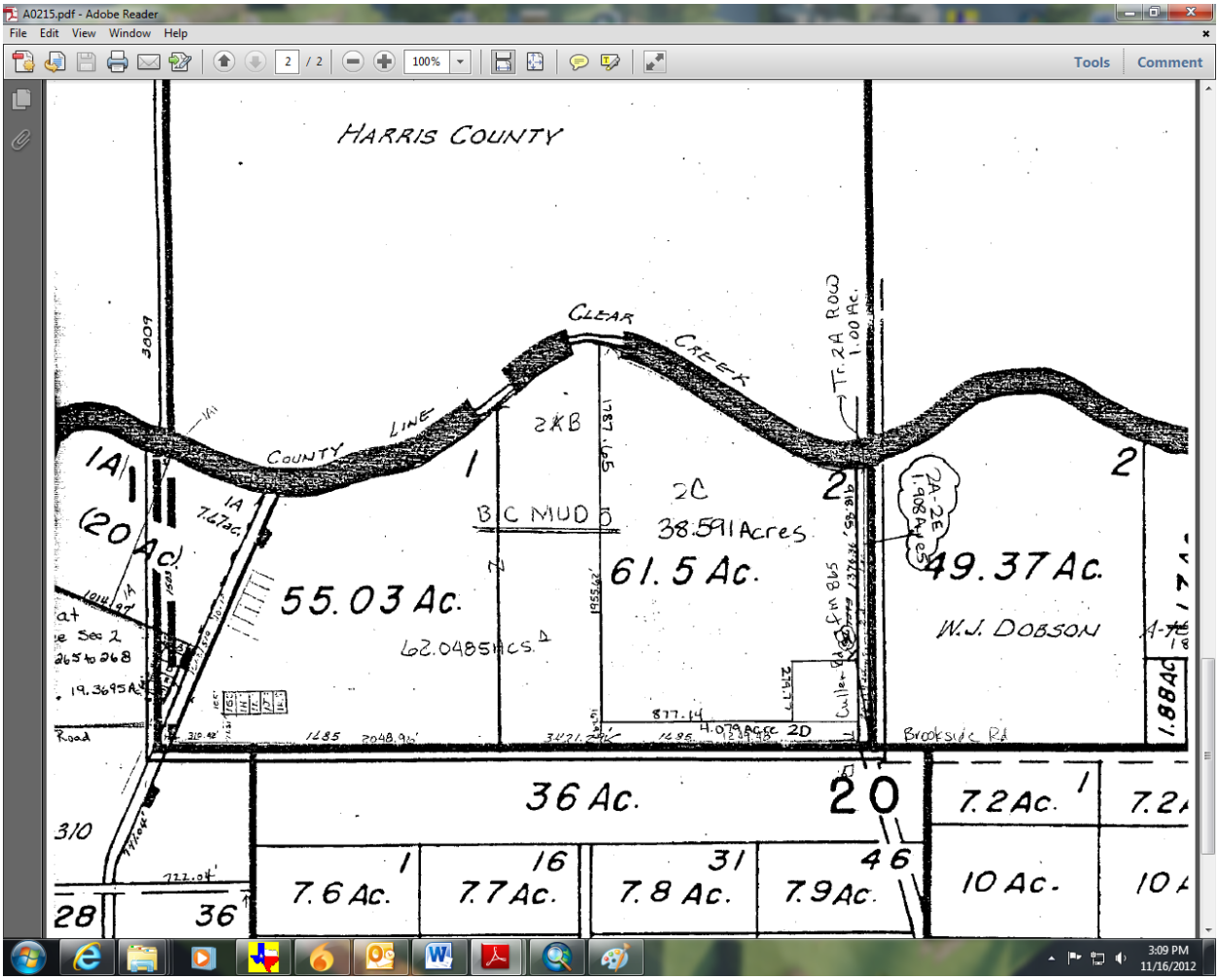
GIS Data Management

Lastly all of the Data that the Appraisal District utilizes to build the tax roll can be incorporated into a GIS map and printed for in-office customers, posted to our website, or sent electronically to taxing entities and taxpayers. GIS is quickly becoming a widely used resource at BCAD. The process of building our mapping system is as follows:

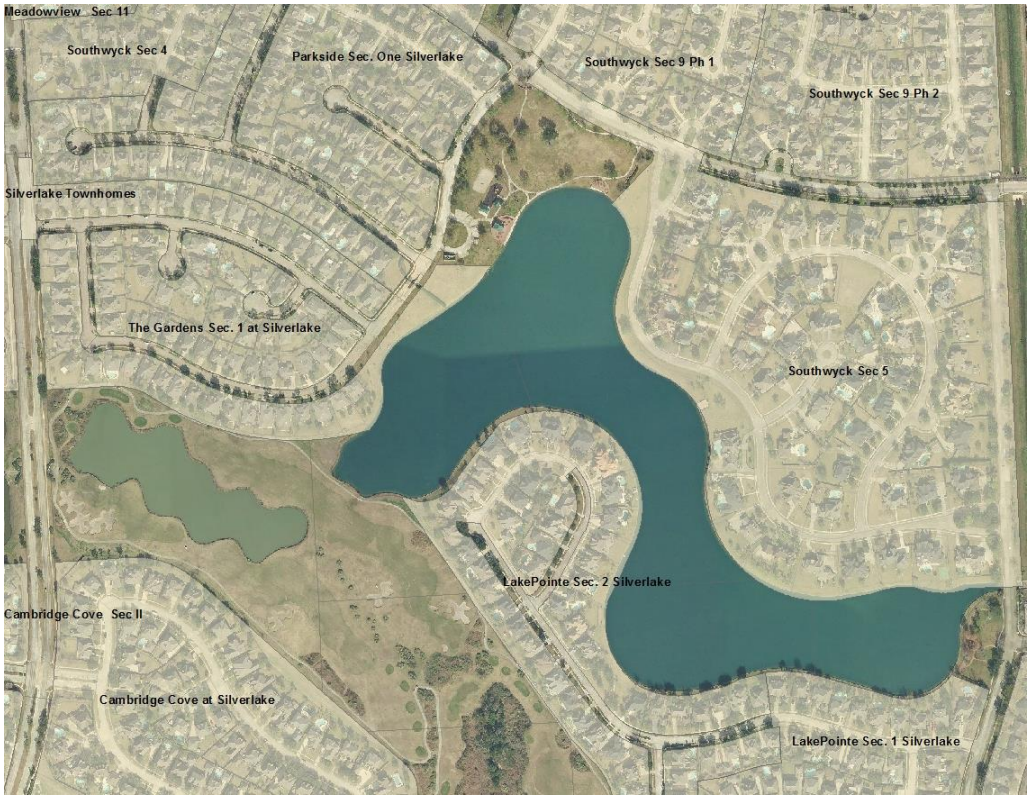
First the information from the deeds and documents that BCAD works is drawn onto a system of hardcopy maps. Utilizing the field notes or legal descriptions contained in most documents that are worked, a property can be drawn to scale on our maps. These maps are filed according to the Abstract, Townsite, or Subdivision that they are located in.

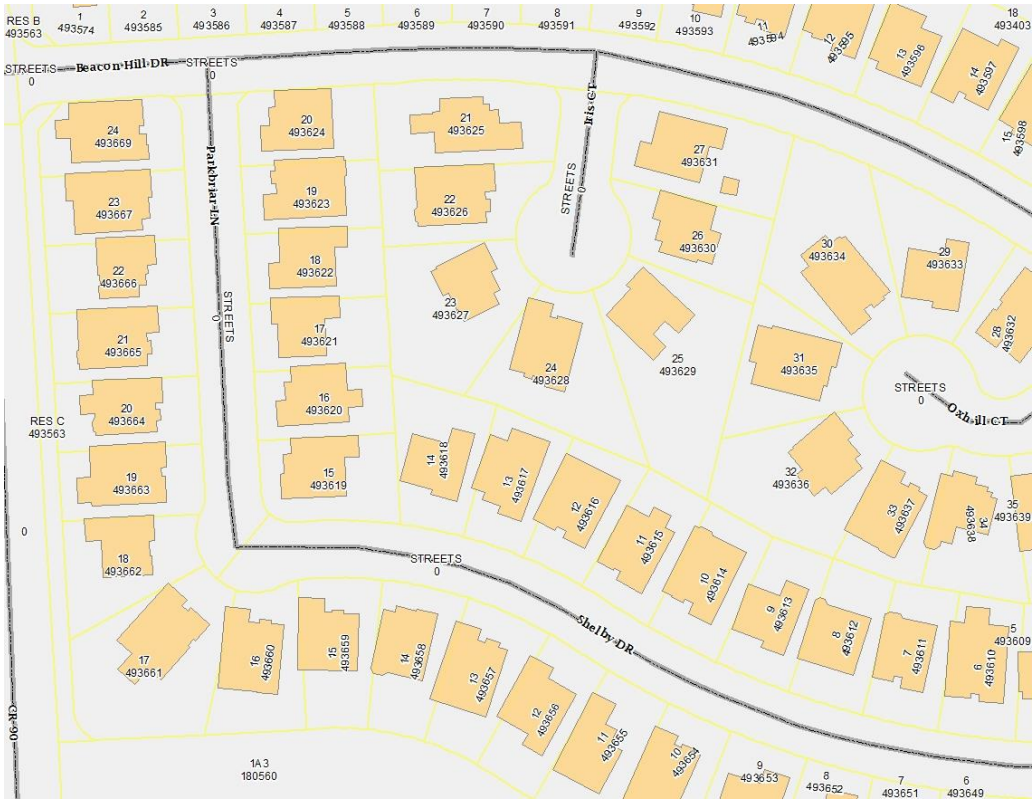
Some examples of the plat maps are as follows:

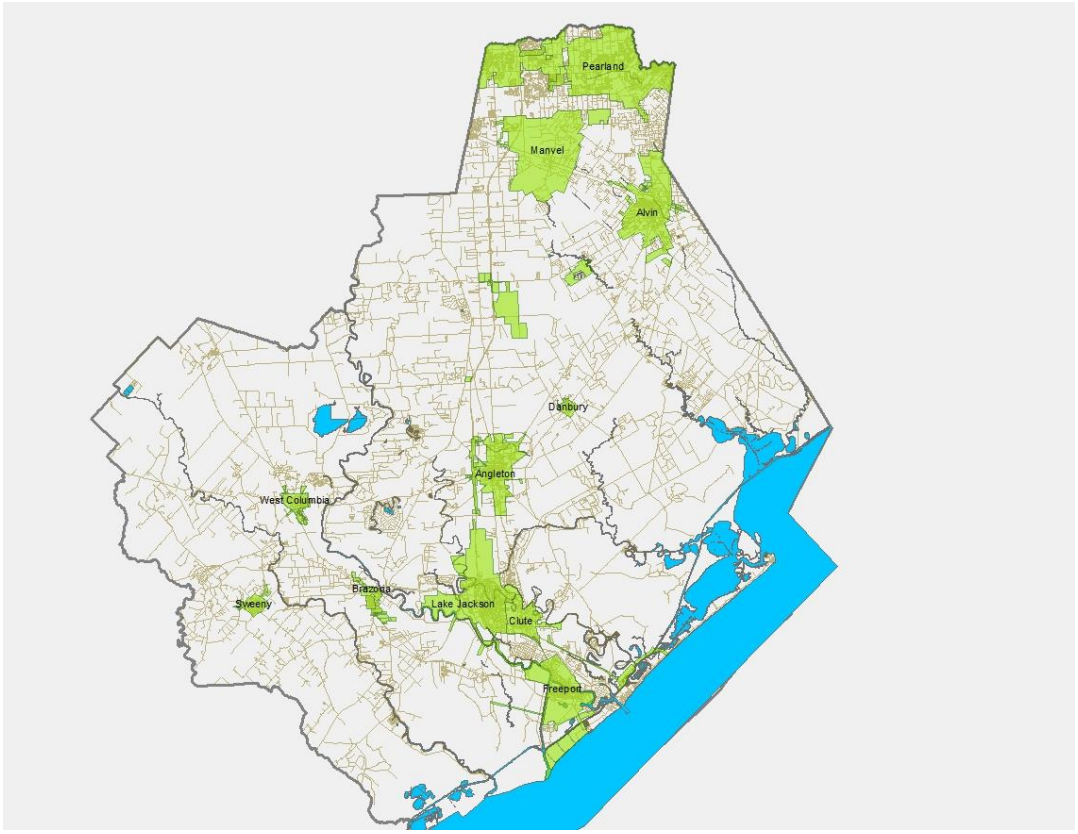

A0310.pdf - Adobe Reader
File Edit View Window Help
6 / 16
100%
Tools
Comment
This product is for informational purposes and may not have been pre
legal, engineering, or surveying purposes. It does not represent an o
represents only the approximate relative location of the proj
13,185 sq.ft.
0.3027 acres
FLOWER FIELD LANE
N 89°34'37" E
116.29'
COUNTRY MEADOWS DRIVE
S 13°43'53" E - 251.33'
BLOCK 2
NORTH PEACH HOLLOW CIRCLE
COUNTRYPLACE BOULEVARD
(60' R.O.W.)
RESERVE "B"
RESTRICTED
0.5118 AC.
22,2963 SQ. FT.
RESERVE "C"
RESTRICTED
0.1201 AC.
5,256 SQ. FT.
Δ = 74°10'53"
R = 330.00'
L = 427.25'
CH = N80°48'03"W - 398.03'
Δ = 97°13'24"
= 20.00'
= 33.94'
= N65°16'48"W - 30.01'
S62°06'30"W
98.67'
PARTIAL REPLAT
COUNTRY GROVE TOWNHOMES
SECTION 3
VOL. 16, PGS. 309-310 B.C.P.R.
CERTIFICATE OF CITY PLANNING COMMISSION
This is to certify that the City Planning Commission of the City of Pearland, Texas
Δ = 44°07'58"
R = 270.00'
L = 207.97'
CH = N65°46'36"W - 202.8'
3:07 PM
11/16/2012

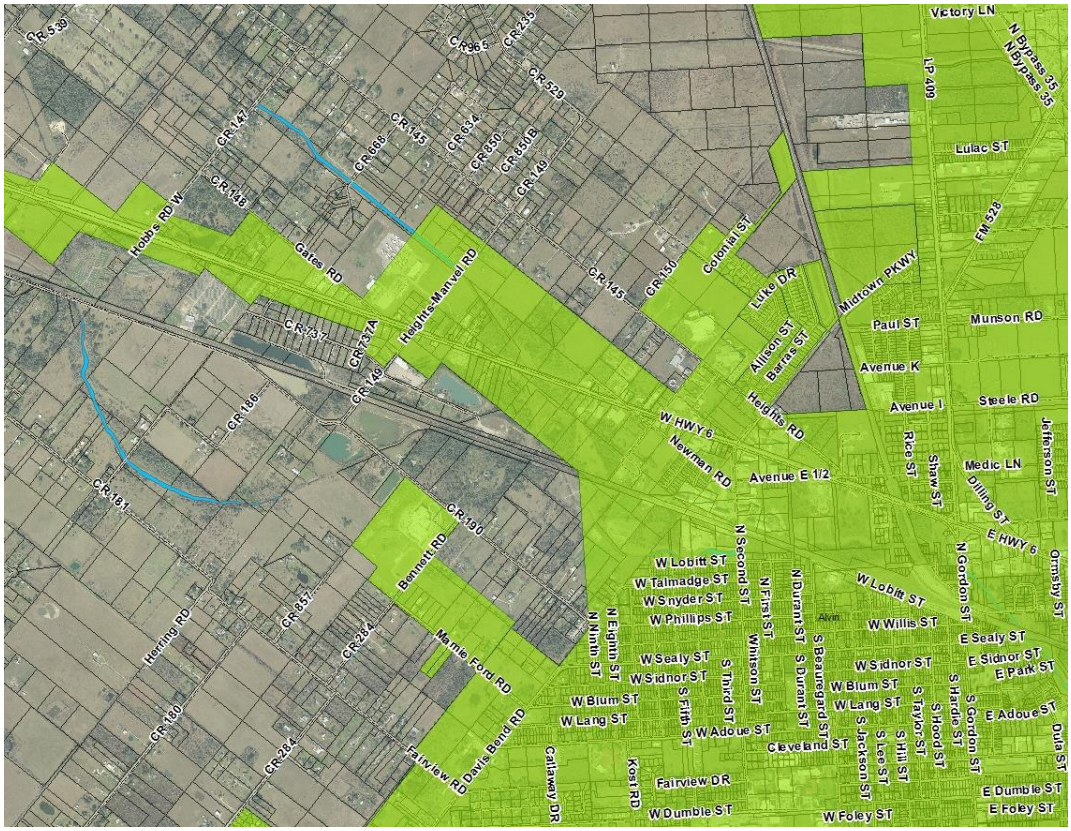


This information can then be geo-coded and put into a GIS map. Some examples of this are as follows:


Meadowview Sec 11
Southwyck Sec 4
Parkside Sec. One Silverlake
Southwyck Sec 9 Ph 1
Southwyck Sec 9 Ph 2
Silverlake Townhomes
The Gardens Sec. 1 at Silverlake
Southwyck Sec 5
LakePointe Sec. 2 Silverlake
Cambridge Cove Sec II
Cambridge Cove at Silverlake
LakePointe Sec. 1 Silverlake


Beacon Hill DR
Parkbriar LN
Iris CT
Oxhill CT
Shelby DR
STREETS
RES B
RES C
CR-90


Pearland
Manvel
Alvin
Danbury
Angleton
West Columbia
Brazoria
Sweeny
Lake Jackson
Clute
Freeport


CR 539
CR 965
CR 535
CR 529
CR 147
CR 145
CR 868
CR 634
CR 850
CR 835B
CR 149
CR 148
Hobbs RD W
Gates RD
Heights-Manvel RD
CR 150
CR 145
Colonial ST
Luke DR
Midtown PKWY
LP 409
Lulac ST
FM 528
Paul ST
Munson RD
Allison ST
Barras ST
Avenue K
Avenue I
Steele RD
Heights RD
W HWY 6
Newman RD
Avenue E 1/2
Rice ST
Shaw ST
Medic LN
Dillingham ST
Jefferson ST
E HWY 6
Ormsby ST
CR 737
CR 737A
CR 149
CR 186
CR 181
CR 190
Bennett RD
Herring RD
CR 857
CR 284
Marie Ford RD
CR 180
CR 284
Fairview RD
Davis Bend RD
Calaway DR
Kost RD
Fairview DR
W Dumble ST
W Foley ST
E Dumble ST
E Foley ST
Duta ST
W Lobitt ST
W Talmadge ST
W Snyder ST
W Phillips ST
N Second ST
N First ST
N Durant ST
S Durant ST
S Beauregard ST
Alvin
W Willis ST
E Sealy ST
E Sidnor ST
E Park ST
N Gordon ST
N Ninth ST
N Eighth ST
W Sealy ST
W Sidnor ST
S Third ST
Whitson ST
S Fifth ST
W Blum ST
W Lang ST
W Adoue ST
Cleveland ST
S Jackson ST
S Lee ST
S Hill ST
S Taylor ST
S Hood ST
S Hardie ST
S Gordon ST
E Adoue ST

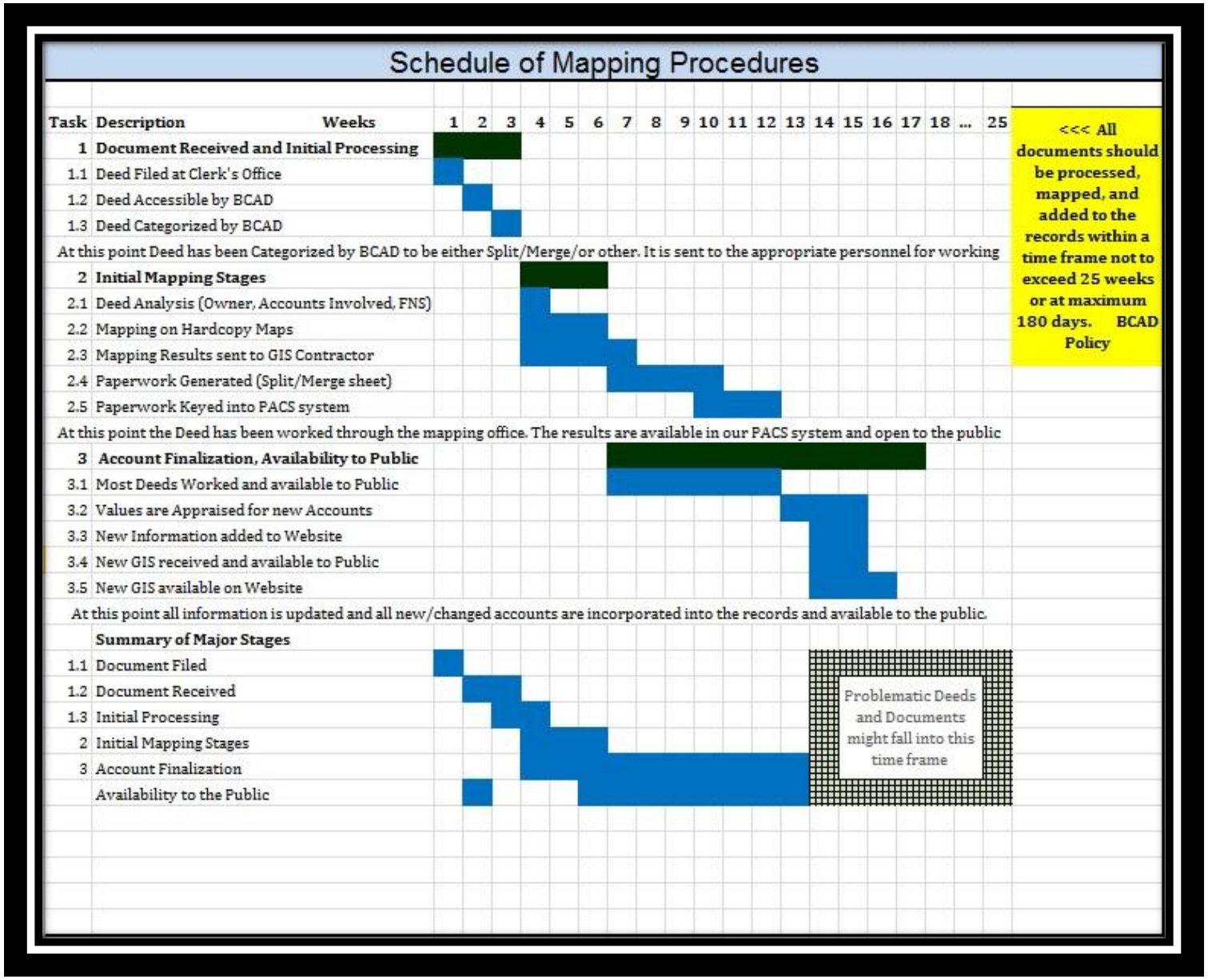
The GIS information can be layered onto an Aerial image and utilized by both taxpayers and the appraisers. By doing so, it is easy to explain to a taxpayer, why their property may be taxed by the city of Alvin and their neighbor's property is not.

For appraisal purposes, data such as legal acreage, assessed value, year of sale, and improvement square footage can be attached to a GIS map relatively quickly so that custom maps can be created for a vast number of purposes.

Also addressing, ownership, and account information can be implemented into the map so that properties can be searched utilizing a number of different 'bits' of information. This helps the taxpayers who utilize BCAD's website, to find the property they are looking for, quickly and easily.

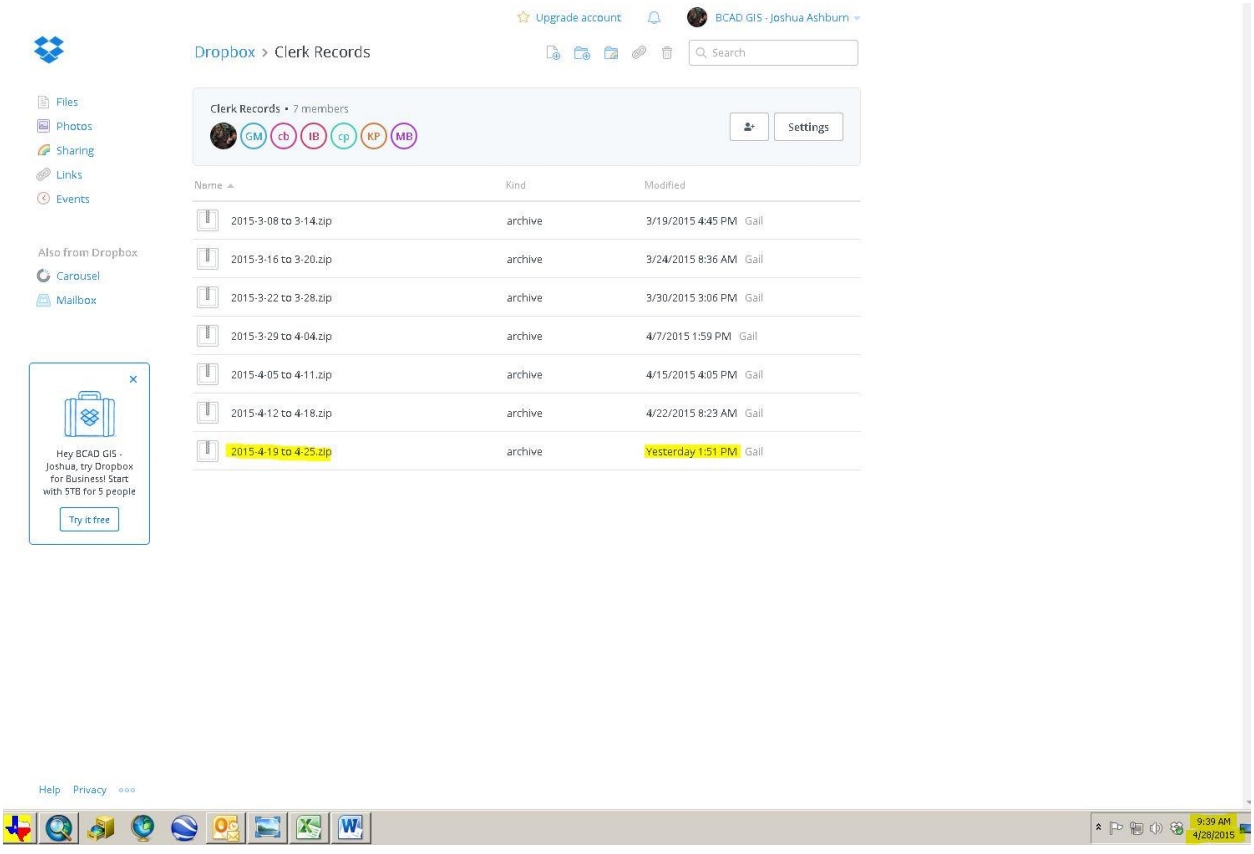
Overall the procedures that BCAD employees practice, help to build an accurate representation of ownership and value for use both in office and on the internet. Mapping is an integral part of the wider appraisal system.

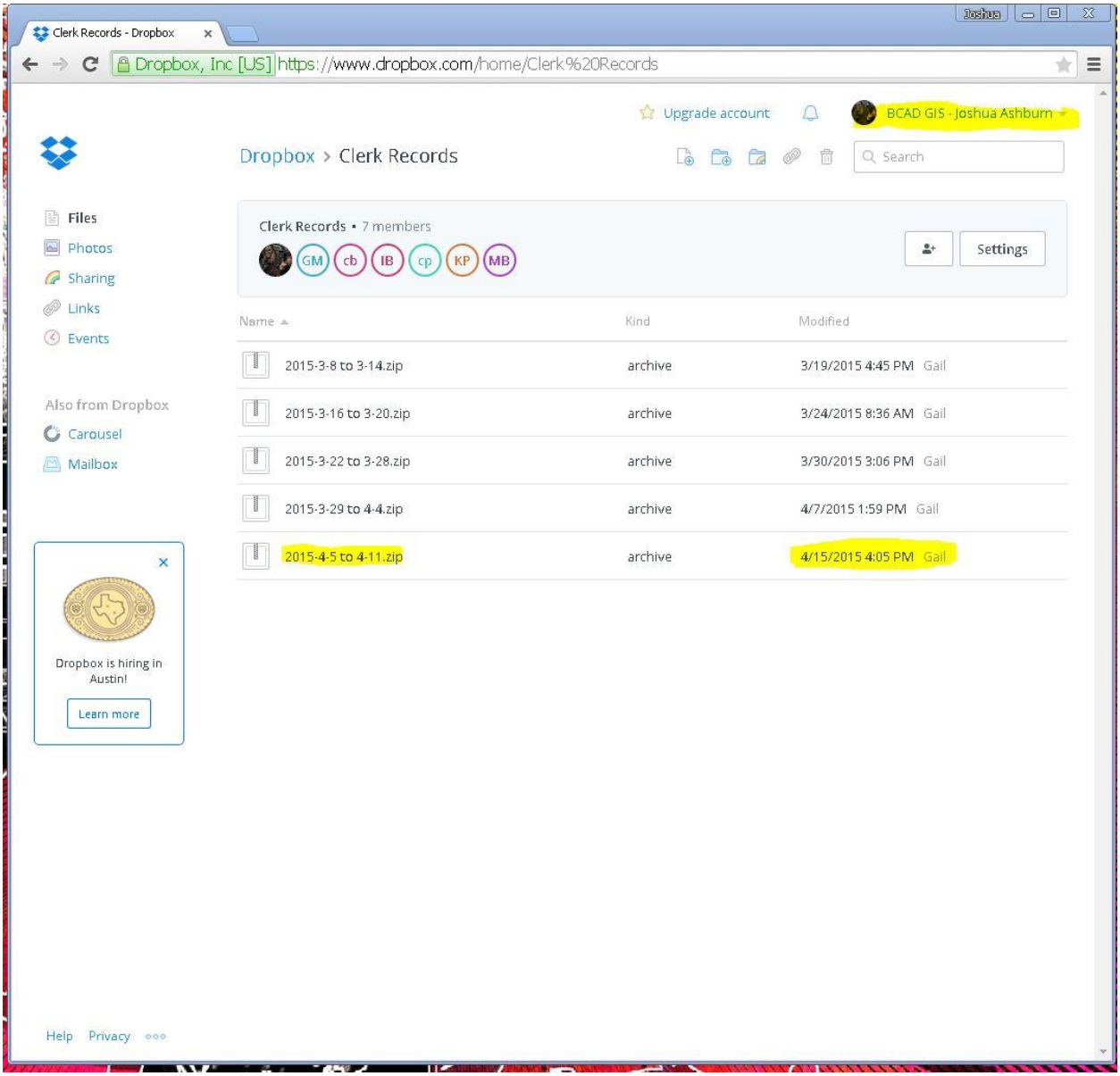
Current Schedule of Mapping Tasks



As the table on the previous page illustrates, the Brazoria County Appraisal District Mapping and GIS Departments strive to have all documents worked within the 180 day maximum set by the state. On average all deeds are worked between 30 and 70 days of being filed.

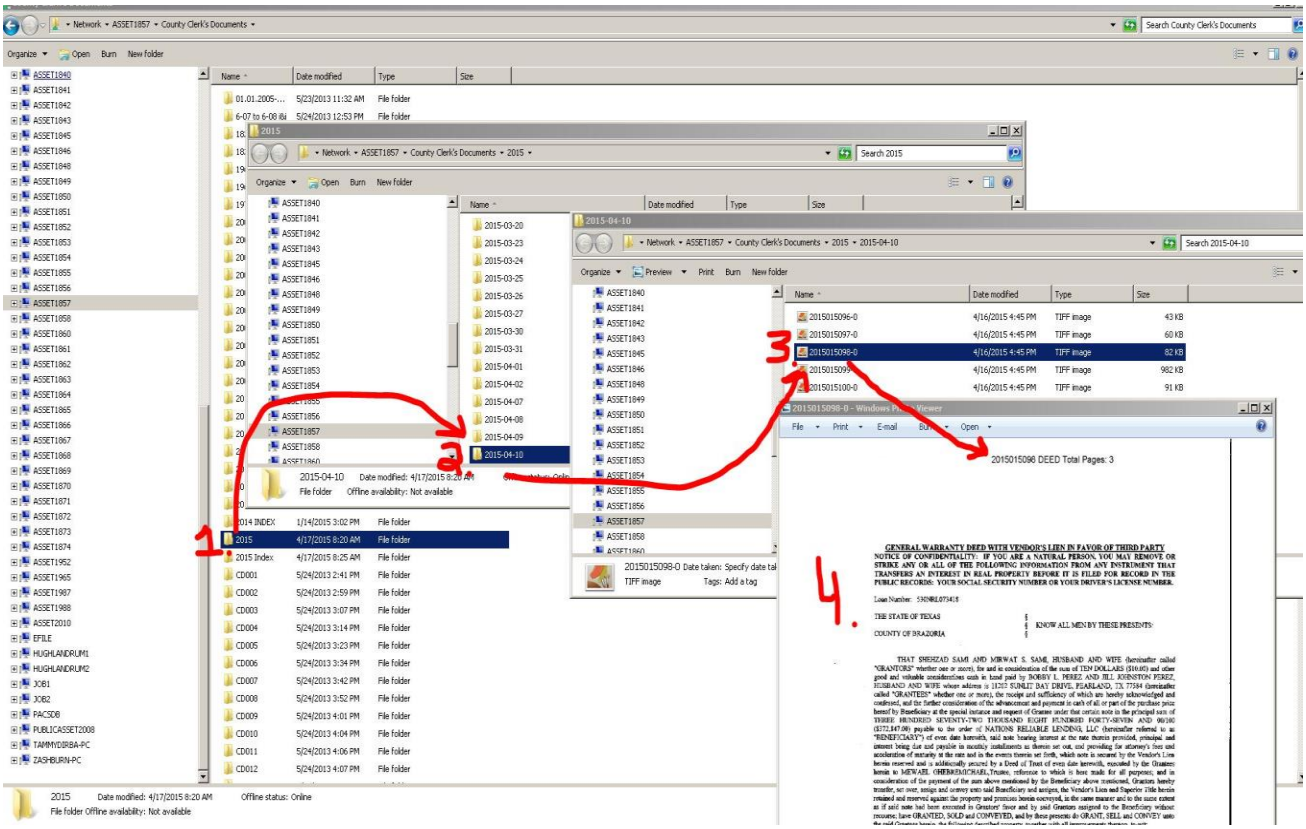
In previous years, BCAD would not receive deeds until several weeks or even several months after they were filed. This slowed down the deed work process considerably. Today the Mapping department receives deeds electronically through the Dropbox program.

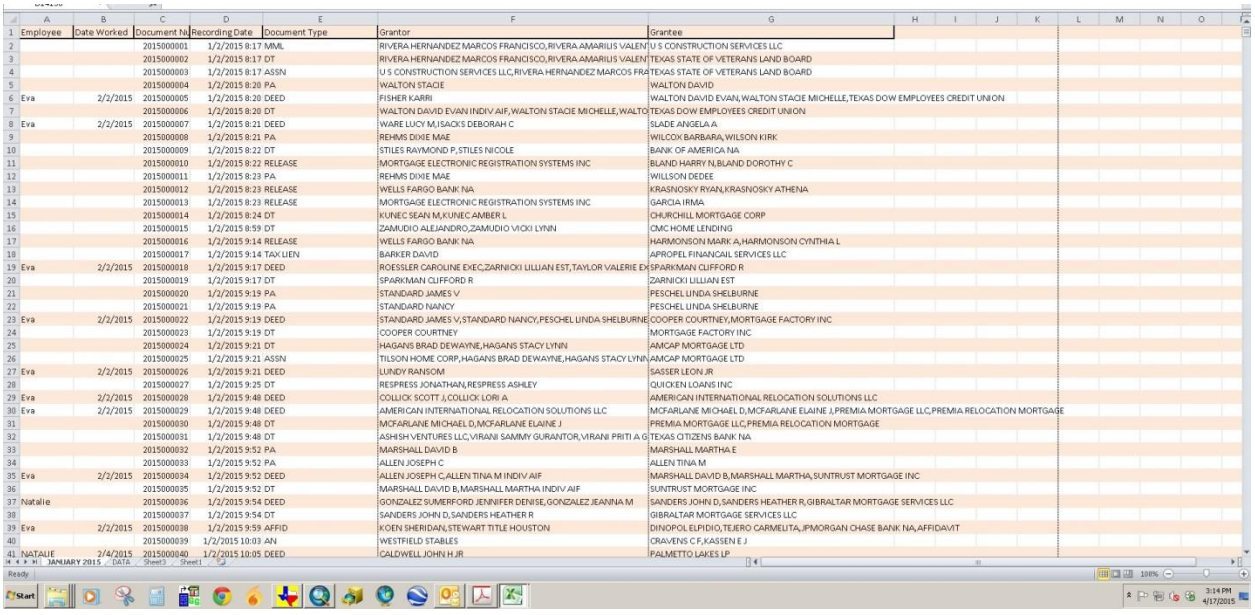




This allows the Mapping department to access deeds within a week of being filed. This advancement alone has increased workflow substantially.

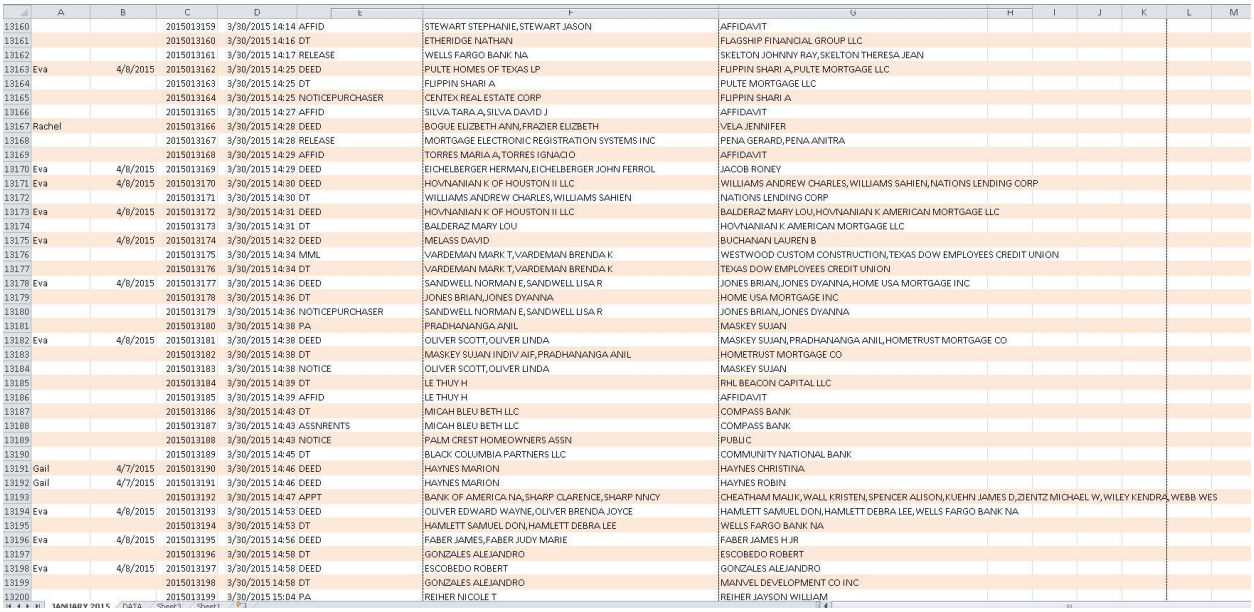
The mapping department then networks the data so that all mapping employees have access to the most recent deeds. The deed list is also updated so that deed work can be tracked and better organized.



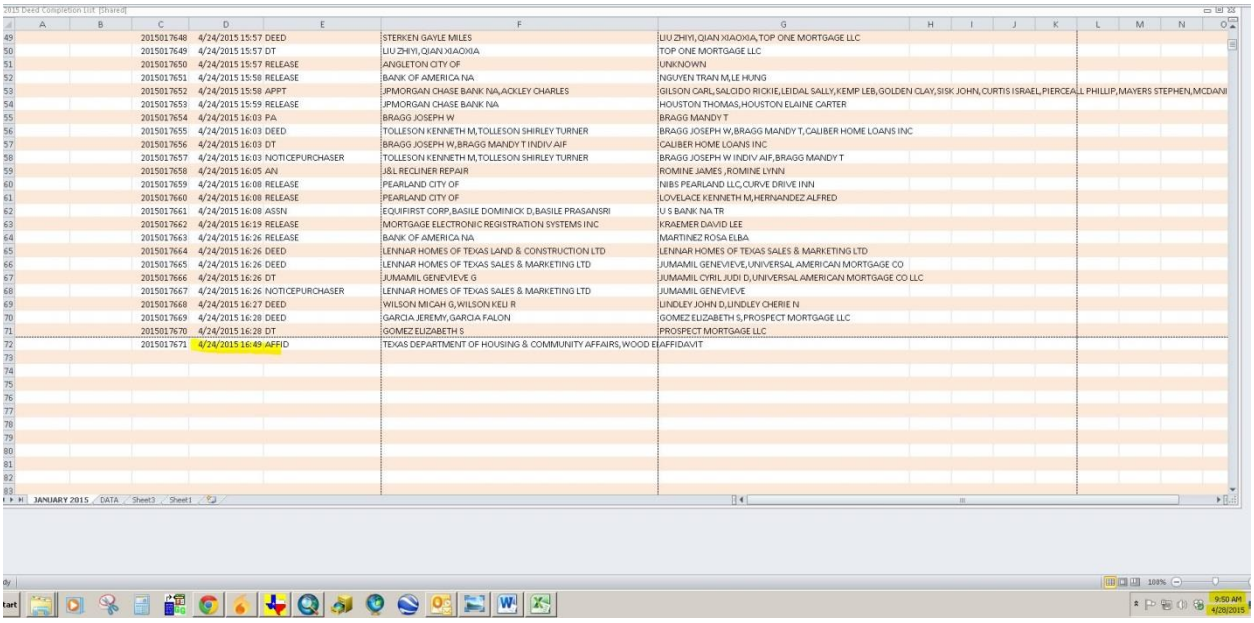


Employee	Date Worked	Document Nu	Recording Date	Document Type	Grantor	Grantee
		2015000001	1/2/2015 8:17	MML	RIVERA HERNANDEZ MARCOS FRANCISCO,RIVERA AMARILIS VALENT	U S CONSTRUCTION SERVICES LLC
		2015000002	1/2/2015 8:17	DT	RIVERA HERNANDEZ MARCOS FRANCISCO,RIVERA AMARILIS VALENT	TEXAS STATE OF VETERANS LAND BOARD
		2015000003	1/2/2015 8:17	ASSN	U S CONSTRUCTION SERVICES LLC,RIVERA HERNANDEZ MARCOS FRA	TEXAS STATE OF VETERANS LAND BOARD
		2015000004	1/2/2015 8:20	PA	WALTON STACIE	WALTON DAVID
Eva	2/2/2015	2015000005	1/2/2015 8:20	DEED	FISHER KARRI	WALTON DAVID EVAN, WALTON STACIE MICHELLE, TEXAS DOW EMPLOYEES CREDIT UNION
		2015000006	1/2/2015 8:20	DT	WALTON DAVID EVAN INDIV AIF,WALTON STACIE MICHELLE,WALTO	TEXAS DOW EMPLOYEES CREDIT UNION
Eva	2/2/2015	2015000007	1/2/2015 8:21	DEED	WARE LUCY M,ISACKS DEBORAH C	SLADE ANGELA A
		2015000008	1/2/2015 8:21	PA	REHMS DIXIE MAE	WILCOX BARBARA, WILSON KIRK
		2015000009	1/2/2015 8:22	DT	STILES RAYMOND P,STILES NICOLE	BANK OF AMERICA NA
		2015000010	1/2/2015 8:22	RELEASE	MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC	BLAND HARRY N,BLAND DOROTHY C
		2015000011	1/2/2015 8:23	PA	REHMS DIXIE MAE	WILLSON DEDEE
		2015000012	1/2/2015 8:23	RELEASE	WELLS FARGO BANK NA	KRASNOSKY RYAN,KRASNOSKY ATHENA
		2015000013	1/2/2015 8:23	RELEASE	MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC	GARCIA IRMA
		2015000014	1/2/2015 8:24	DT	KUNEC SEAN M,KUNEC AMBER L	CHURCHILL MORTGAGE CORP
		2015000015	1/2/2015 8:59	DT	ZAMUDIO ALEJANDRO,ZAMUDIO VICKI LYNN	CMC HOME LENDING
		2015000016	1/2/2015 9:14	RELEASE	WELLS FARGO BANK NA	HARMONSON MARK A,HARMONSON CYNTHIA L
		2015000017	1/2/2015 9:14	TAX LIEN	BARKER DAVID	APROPEL FINANCAIL SERVICES LLC
Eva	2/2/2015	2015000018	1/2/2015 9:17	DEED	ROESSLER CAROLINE EXEC,ZARNICKI LILLIAN EST,TAYLOR VALERIE EX	SPARKMAN CLIFFORD R
		2015000019	1/2/2015 9:17	DT	SPARKMAN CLIFFORD R	ZARNICKI LILLIAN EST
		2015000020	1/2/2015 9:19	PA	STANDARD JAMES V	PESCHEL LINDA SHELBURNE
		2015000021	1/2/2015 9:19	PA	STANDARD NANCY	PESCHEL LINDA SHELBURNE
Eva	2/2/2015	2015000022	1/2/2015 9:19	DEED	STANDARD JAMES V,STANDARD NANCY,PESCHEL LINDA SHELBURNE	COOPER COURTNEY,MORTGAGE FACTORY INC
		2015000023	1/2/2015 9:19	DT	COOPER COURTNEY	MORTGAGE FACTORY INC
		2015000024	1/2/2015 9:21	DT	HAGANS BRAD DEWAYNE,HAGANS STACY LYNN	AMCAP MORTGAGE LTD
		2015000025	1/2/2015 9:21	ASSN	TILSON HOME CORP,HAGANS BRAD DEWAYNE,HAGANS STACY LYNN	AMCAP MORTGAGE LTD
Eva	2/2/2015	2015000026	1/2/2015 9:21	DEED	LINDY RANSOM	SAISSER LEON JR
		2015000027	1/2/2015 9:25	DT	RESPRESS JONATHAN,RESPRESS ASHLEY	QUICKEN LOANS INC
Eva	2/2/2015	2015000028	1/2/2015 9:48	DEED	COLLICK SCOTT J,COLLICK LORI A	AMERICAN INTERNATIONAL RELOCATION SOLUTIONS LLC
Eva	2/2/2015	2015000029	1/2/2015 9:48	DEED	AMERICAN INTERNATIONAL RELOCATION SOLUTIONS LLC	MCFARLANE MICHAEL D,MCFARLANE ELAINE J,PREMIA MORTGAGE LLC,PREMIA RELOCATION MORTGAGE
		2015000030	1/2/2015 9:48	DT	MCFARLANE MICHAEL D,MCFARLANE ELAINE J	PREMIA MORTGAGE LLC,PREMIA RELOCATION MORTGAGE
		2015000031	1/2/2015 9:48	DT	ASHISH VENTURES LLC,VIRANI SAMMY GURANTOR,VIRANI PRITI A G	TEXAS CITIZENS BANK NA
		2015000032	1/2/2015 9:52	PA	MARSHALL DAVID B	MARSHALL MARTHA E
		2015000033	1/2/2015 9:52	PA	ALLEN JOSEPH C	ALLEN TINA M
Eva	2/2/2015	2015000034	1/2/2015 9:52	DEED	ALLEN JOSEPH C,ALLEN TINA M INDIV AIF	MARSHALL DAVID B,MARSHALL MARTHA,SUNTRUST MORTGAGE INC
		2015000035	1/2/2015 9:52	DT	MARSHALL DAVID B,MARSHALL MARTHA INDIV AIF	SUNTRUST MORTGAGE INC
Natalie		2015000036	1/2/2015 9:54	DEED	GONZALEZ SUMERFORD JENNIFER DENISE,GONZALEZ JEANNA M	SANDERS JOHN D,SANDERS HEATHER R,GIBRALTAR MORTGAGE SERVICES LLC
		2015000037	1/2/2015 9:54	DT	SANDERS JOHN D,SANDERS HEATHER R	GIBRALTAR MORTGAGE SERVICES LLC
Eva	2/2/2015	2015000038	1/2/2015 9:59	AFFID	KOEN SHERIDAN,STEWART TITLE HOUSTON	DINOPOL ELPIDIO,TEJERO CARMELITA,JPMORGAN CHASE BANK NA,AFFIDAVIT
		2015000039	1/2/2015 10:03	AN	WESTFIELD STABLES	CRAVENS C F,KASSEN E J
NATALIE	2/4/2015	2015000040	1/2/2015 10:05	DEED	CALDWELL JOHN H JR	PALMETTO LAKES LP

As deeds are worked they are entered as complete on the deed list database. This allows BCAD to keep track of how long the deed work process takes for the majority of documents.



	A	B	C	D	E	F	G
13160			2015013159	3/30/2015 14:14	AFFID	STEWART STEPHANIE,STEWART JASON	AFFIDAVIT
13161			2015013160	3/30/2015 14:16	DT	ETHERIDGE NATHAN	FLAGSHIP FINANCIAL GROUP LLC
13162			2015013161	3/30/2015 14:17	RELEASE	WELLS FARGO BANK NA	SKELTON JOHNNY RAY,SKELTON THERESA JEAN
13163	Eva	4/8/2015	2015013162	3/30/2015 14:25	DEED	PULTE HOMES OF TEXAS LP	FLIPPIN SHARI A,PULTE MORTGAGE LLC
13164			2015013163	3/30/2015 14:25	DT	FLIPPIN SHARI A	PULTE MORTGAGE LLC
13165			2015013164	3/30/2015 14:25	NOTICEPURCHASER	CENTEX REAL ESTATE CORP	FLIPPIN SHARI A
13166			2015013165	3/30/2015 14:27	AFFID	SILVA TARA A,SILVA DAVID J	AFFIDAVIT
13167	Rachel		2015013166	3/30/2015 14:28	DEED	BOGUE ELIZBETH ANN,FRAZIER ELIZBETH	VELA JENNIFER
13168			2015013167	3/30/2015 14:28	RELEASE	MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC	PENA GERARD,PENA ANITRA
13169			2015013168	3/30/2015 14:29	AFFID	TORRES MARIA A,TORRES IGNACIO	AFFIDAVIT
13170	Eva	4/8/2015	2015013169	3/30/2015 14:29	DEED	EICHELBERGER HERMAN,EICHELBERGER JOHN FERROL	JACOB RONEY
13171	Eva	4/8/2015	2015013170	3/30/2015 14:30	DEED	HOVNANIAN K OF HOUSTON II LLC	WILLIAMS ANDREW CHARLES,WILLIAMS SAHIEN,NATIONS LENDING CORP
13172			2015013171	3/30/2015 14:30	DT	WILLIAMS ANDREW CHARLES,WILLIAMS SAHIEN	NATIONS LENDING CORP
13173	Eva	4/8/2015	2015013172	3/30/2015 14:31	DEED	HOVNANIAN K OF HOUSTON II LLC	BALDERAZ MARY LOU,HOVNANIAN K AMERICAN MORTGAGE LLC
13174			2015013173	3/30/2015 14:31	DT	BALDERAZ MARY LOU	HOVNANIAN K AMERICAN MORTGAGE LLC
13175	Eva	4/8/2015	2015013174	3/30/2015 14:32	DEED	MELASS DAVID	BUCHANAN LAUREN B
13176			2015013175	3/30/2015 14:34	MML	VARDEMAN MARK T,VARDEMAN BRENDA K	WESTWOOD CUSTOM CONSTRUCTION,TEXAS DOW EMPLOYEES CREDIT UNION
13177			2015013176	3/30/2015 14:34	DT	VARDEMAN MARK T,VARDEMAN BRENDA K	TEXAS DOW EMPLOYEES CREDIT UNION
13178	Eva	4/8/2015	2015013177	3/30/2015 14:36	DEED	SANDWELL NORMAN E,SANDWELL LISA R	JONES BRIAN,JONES DYANNA,HOME USA MORTGAGE INC
13179			2015013178	3/30/2015 14:36	DT	JONES BRIAN,JONES DYANNA	HOME USA MORTGAGE INC
13180			2015013179	3/30/2015 14:36	NOTICEPURCHASER	SANDWELL NORMAN E,SANDWELL LISA R	JONES BRIAN,JONES DYANNA
13181			2015013180	3/30/2015 14:38	PA	PRADHANANGA ANIL	MASKEY SUJAN
13182	Eva	4/8/2015	2015013181	3/30/2015 14:38	DEED	OLIVER SCOTT,OLIVER LINDA	MASKEY SUJAN,PRADHANANGA ANIL,HOMETRUST MORTGAGE CO
13183			2015013182	3/30/2015 14:38	DT	MASKEY SUJAN INDIV AIF,PRADHANANGA ANIL	HOMETRUST MORTGAGE CO
13184			2015013183	3/30/2015 14:38	NOTICE	OLIVER SCOTT,OLIVER LINDA	MASKEY SUJAN
13185			2015013184	3/30/2015 14:39	DT	LE THUY H	RHL BEACON CAPITAL LLC
13186			2015013185	3/30/2015 14:39	AFFID	LE THUY H	AFFIDAVIT
13187			2015013186	3/30/2015 14:43	DT	MICAH BLEU BETH LLC	COMPASS BANK
13188			2015013187	3/30/2015 14:43	ASSNRENTS	MICAH BLEU BETH LLC	COMPASS BANK
13189			2015013188	3/30/2015 14:43	NOTICE	PALM CREST HOMEOWNERS ASSN	PUBLIC
13190			2015013189	3/30/2015 14:45	DT	BLACK COLUMBIA PARTNERS LLC	COMMUNITY NATIONAL BANK
13191	Gail	4/7/2015	2015013190	3/30/2015 14:46	DEED	HAYNES MARION	HAYNES CHRISTINA
13192	Gail	4/7/2015	2015013191	3/30/2015 14:46	DEED	HAYNES MARION	HAYNES ROBIN
13193			2015013192	3/30/2015 14:47	APPT	BANK OF AMERICA NA,SHARP CLARENCE,SHARP NINCY	CHEATHAM MALIK,WALL KRISTEN,SPENCER ALISON,KUEHN JAMES D,ZIENTZ MICHAEL W,WILEY KENDRA,WEBB WES
13194	Eva	4/8/2015	2015013193	3/30/2015 14:53	DEED	OLIVER EDWARD WAYNE,OLIVER BRENDA JOYCE	HAMLETT SAMUEL DON,HAMLETT DEBRA LEE,WELLS FARGO BANK NA
13195			2015013194	3/30/2015 14:53	DT	HAMLETT SAMUEL DON,HAMLETT DEBRA LEE	WELLS FARGO BANK NA
13196	Eva	4/8/2015	2015013195	3/30/2015 14:56	DEED	FABER JAMES,FABER JUDY MARIE	FABER JAMES H JR
13197			2015013196	3/30/2015 14:58	DT	GONZALES ALEJANDRO	ESCOBEDO ROBERT
13198	Eva	4/8/2015	2015013197	3/30/2015 14:58	DEED	ESCOBEDO ROBERT	GONZALES ALEJANDRO
13199			2015013198	3/30/2015 14:58	DT	GONZALES ALEJANDRO	MANVEL DEVELOPMENT CO INC
13200			2015013199	3/30/2015 15:04	PA	REIHER NICOLE T	REIHER JAYSON WILLIAM



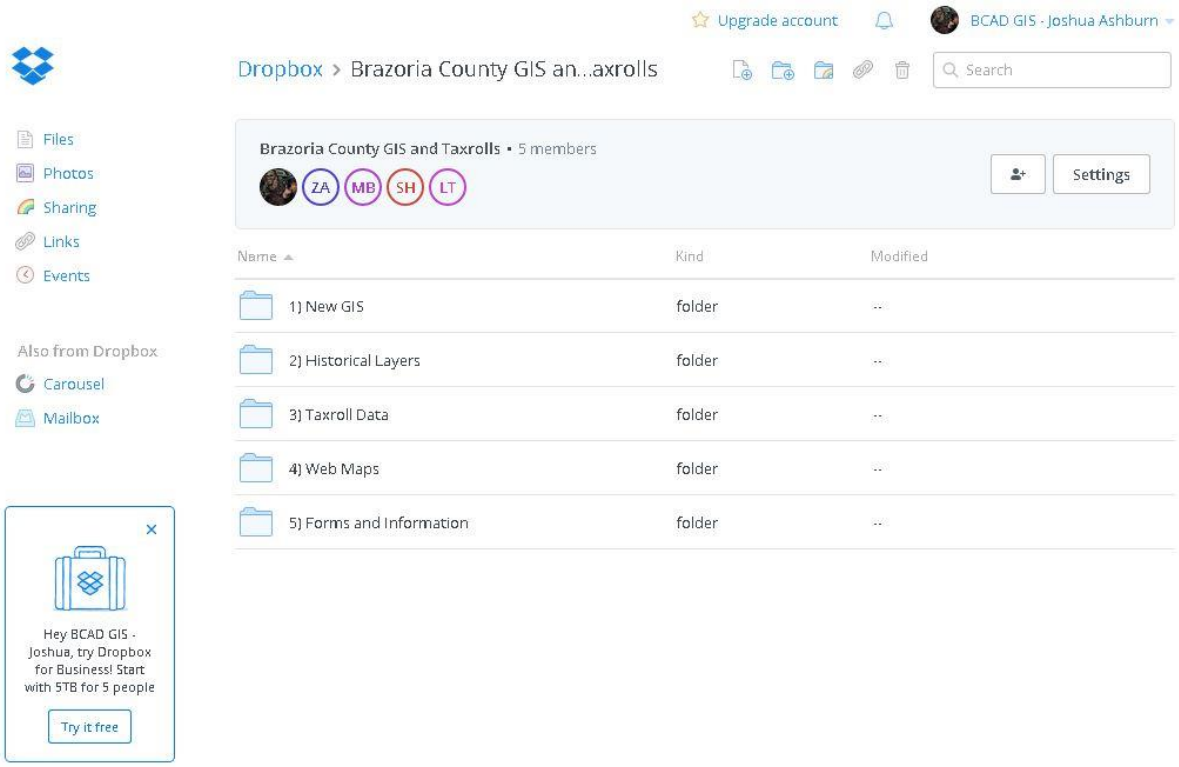
	A	B	C	D	E	F	G
49			2015017648	4/24/2015 15:57	DEED	STERKEN GAYLE MILES	LIU ZHIYI,QIAN XIAOXIA,TOP ONE MORTGAGE LLC
50			2015017649	4/24/2015 15:57	DT	LIU ZHIYI,QIAN XIAOXIA	TOP ONE MORTGAGE LLC
51			2015017650	4/24/2015 15:57	RELEASE	ANGLETON CITY OF	UNKNOWN
52			2015017651	4/24/2015 15:58	RELEASE	BANK OF AMERICA NA	NGUYEN TRAN M,LE HUNG
53			2015017652	4/24/2015 15:59	APPT	JPMORGAN CHASE BANK NA,ACKLEY CHARLES	GILSON CARL,SALCIDO RICKIE,LEIDAL SALLY,KEMP LEB,GOLDEN CLAY,SISK JOHN,CURTIS ISRAEL,PIERCE
54			2015017653	4/24/2015 15:59	RELEASE	JPMORGAN CHASE BANK NA	HOUSTON THOMAS,HOUSTON ELAINE CARTER
55			2015017654	4/24/2015 16:03	PA	BRAGG JOSEPH W	BRAGG MANDY T
56			2015017655	4/24/2015 16:03	DEED	TOLLESON KENNETH M,TOLLESON SHIRLEY TURNER	BRAGG JOSEPH W,BRAGG MANDY T,CALIBER HOME LOANS INC
57			2015017656	4/24/2015 16:03	DT	BRAGG JOSEPH W,BRAGG MANDY T INDIV AIF	CALIBER HOME LOANS INC
58			2015017657	4/24/2015 16:03	NOTICEPURCHASER	TOLLESON KENNETH M,TOLLESON SHIRLEY TURNER	BRAGG JOSEPH W INDIV AIF,BRAGG MANDY T
59			2015017658	4/24/2015 16:05	AN	J&L RECLINER REPAIR	ROMINE JAMES ,ROMINE LYNN
60			2015017659	4/24/2015 16:08	RELEASE	PEARLAND CITY OF	NIBS PEARLAND LLC,CURVE DRIVE INN
61			2015017660	4/24/2015 16:08	RELEASE	PEARLAND CITY OF	LOVELACE KENNETH M,HERNANDEZ ALFRED
62			2015017661	4/24/2015 16:08	ASSN	EQUIFIRST CORP,BASILE DOMINICK D,BASILE PRASANSRI	U S BANK NA TR
63			2015017662	4/24/2015 16:19	RELEASE	MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC	KRAEMER DAVID LEE
64			2015017663	4/24/2015 16:26	RELEASE	BANK OF AMERICA NA	MARTINEZ ROSA ELBA
65			2015017664	4/24/2015 16:26	DEED	LENNAR HOMES OF TEXAS LAND & CONSTRUCTION LTD	LENNAR HOMES OF TEXAS SALES & MARKETING LTD
66			2015017665	4/24/2015 16:26	DEED	LENNAR HOMES OF TEXAS SALES & MARKETING LTD	JUMAMIL GENEVIEVE,UNIVERSAL AMERICAN MORTGAGE CO
67			2015017666	4/24/2015 16:26	DT	JUMAMIL GENEVIEVE G	JUMAMIL CYRIL JUDI D,UNIVERSAL AMERICAN MORTGAGE CO LLC
68			2015017667	4/24/2015 16:26	NOTICEPURCHASER	LENNAR HOMES OF TEXAS SALES & MARKETING LTD	JUMAMIL GENEVIEVE
69			2015017668	4/24/2015 16:27	DEED	WILSON MICAH G,WILSON KELI R	LINDLEY JOHN D,LINDLEY CHERIE N
70			2015017669	4/24/2015 16:28	DEED	GARCIA JEREMY,GARCIA FALON	GOMEZ ELIZABETH S,PROSPECT MORTGAGE LLC
71			2015017670	4/24/2015 16:28	DT	GOMEZ ELIZABETH S	PROSPECT MORTGAGE LLC
72			2015017671	4/24/2015 16:49	AFFID	TEXAS DEPARTMENT OF HOUSING & COMMUNITY AFFAIRS,WOOD EL	AFFIDAVIT

The above figure shows that BCAD has access to documents filed just four days prior.

If a deed requires an update to the map, the Paper maps are updated to reflect this new data whether it is a split, replat, correction, etc.

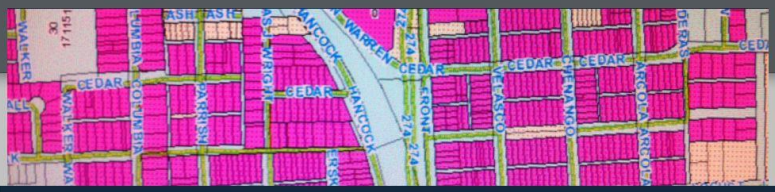
Once the maps are up to date, the paperwork is scanned and sent to the GIS department and then turned in to be keyed into the PACS database system.

The GIS department makes the same changes in BCAD's GIS. Current GIS is uploaded back into Dropbox on a monthly basis and available to the public for download and use.



www.brazoriacad.org/gis-downloads.html

BRAZORIA COUNTY APPRAISAL DISTRICT
Cheryl Evans
Chief Appraiser
500 N Chenango St
Angleton TX 77515-4650
(t) (979) 849-7793
(f) (979) 849-7964

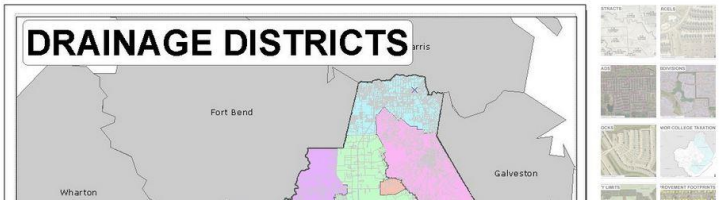


Public GIS Data

The Brazoria County Appraisal District's GIS data files are available to download. File names and Descriptions are listed below. **GIS data is updated on the website monthly.** If you would like to have access to our GIS folder for additional downloadable files you can contact the GIS Coordinator through Dropbox, or email a request directly at jashburn@brazoriacad.org

THIS PRODUCT IS FOR INFORMATIONAL PURPOSES AND MAY NOT HAVE BEEN PROPARED FOR OR BE SUITABLE FOR LEGAL, ENGINEERING, OR SURVEYING PURPOSES. IT DOES NOT REPRESENT AN ON-THE-GROUND SURVEY AND REPRESENTS ONLY THE APPROXIMATE RELATIVE LOCATION OF PROPERTY BOUNDARIES

JOSHUA ASHBURN – GIS COORDINATOR – BCAD – jashburn@brazoriacad.org



www.brazoriacad.org/gis-downloads.html

GIS

ABSTRACTS	*Spatial data for Abstracts in Brazoria County. Contains survey name and sec. #*	ROADS	*Road centerline data for Brazoria County roads. Includes address values*
BLOCKS	*Blocks within Subdivisions and Abstracts. Contains Blk # and plat ref.*	SCHOOL DISTRICTS	*Taxation boundaries for School District in Brazoria County*
CITY LIMITS	*Current city limits layer for cities and townsites in Brazoria County*	SUBDIVISION	*Subdivision layer containing references to platted subdivisions in the county*
COLLEGE DISTRICTS	*Taxation boundaries for Alvin Junior College and Brazosport College*	IMPROVEMENT FTPRTS	*Basic polygon layer of improvement footprints*
COUNTY LINE	*County outline for Brazoria County*	ZIP CODES	*Zip Code reference layer for Brazoria County and surrounding area*
DRAINAGE DIST	*Drainage district boundaries for all current Drainage districts in the County*	WATER	*Polygon data for major water bodies in Brazoria County*
EMERGENCY MGMT DISTS	*Boundary data for EM1, EM2, and EM3*	PERSONAL PROPERTY	*Basic point layer based on Personal Property account Situs info*
HOSPITAL DISTS	*Taxation boundaries for hospitals in Brazoria county*	TOWERS	*Links to various types of towers in Brazoria County using Lat/Long values*
NAVIGATION DIST	*Taxation boundary for Freeport Navigation District / Port Freeport*	MUD LAYER	*Current layer for Municipal Utility Districts in Brazoria County*
PARCELS	*Current Parcel data for Brazoria County, includes account #'s*	DIVISIONS	*Division outlines for major Abstracts and Subs containing divisions*

TAXROLL DATA

2015 PRELIM RECORDS	*Most current Preliminary Records update for the 2015 taxing year*	IMPROVEMENT DATA	*Improvement value and assessment information with Account PID's*
Owner Data	*Basic Owner and Property information in Excel file*	SITUS AND STATE CODE	*Property site address information, and state code for usage.*

HISTORIC DATA

Also all mapping changes require a scan of the plat map that has been changed. This is done so that a back-up copy of each map exists electronically just in case something happens to the original.

The plats are scanned as changes occur and kept in a networked folder so that BCAD employees can quickly access the digital maps. This is useful if a map needs to be emailed to a customer or an appraiser in the middle of a protest etc.

By doing this, the mapping department is able to increase customer service speed. Alternately, the maps are kept in a digital form offsite in order to maintain a complete backup copy of all our maps.

All GIS edits are also recorded in either a date modified field or a date created field. This allows for tracking of the complete mapping process from filing of the deed all the way to completion of GIS efforts. By doing so, the mapping department can analyze the work being done and see where improvement can be made if any.