

## Matagorda CAD Property Search

In compliance with direction from the state Comptroller's office, our 2025 certified values reflect the new exemption amounts from SB4 and SB23 that will be voted on in November. In the event this new legislation does not pass the vote, the exemption amounts will be adjusted accordingly.

### Property Details

Account		
Property ID:	33916	Geographic ID: 2072-0000-016700
Type:	R	Zoning: 2B
Property Use:		Condo:
Location		
Situs Address:	982 CR 204 CR 204 SARGENT, TX 77414	
Map ID:	233	Mapsco:
Legal Description:	DOWNEY CANEY CREEK SEC 12, LOT 167	
Abstract/Subdivision:	2072	
Neighborhood:	(V393A00E) DOWNEY CANEY AVG,GOOD CLASS	
Owner		
Owner ID:	220376	
Name:	HELMCAMP GARY W & DUSTIN W HELMCAMP	
Agent:		
Mailing Address:	1386 CR 210 WEIMAR, TX 78962	
% Ownership:	100.0%	
Exemptions:	For privacy reasons not all exemptions are shown online.	

### Property Values

Improvement Homesite Value:	\$0 (+)
Improvement Non-Homesite Value:	\$174,070 (+)
Land Homesite Value:	\$0 (+)
Land Non-Homesite Value:	\$85,000 (+)
Agricultural Market Valuation:	\$0 (+)
Value Method:	C
Market Value:	\$259,070 (=)
Agricultural Value Loss:?	\$0 (-)
Appraised Value:?	\$259,070 (=)
HS Cap Loss:?	\$0 (-)
Circuit Breaker:?	\$0 (-)
Assessed Value:	\$259,070
Ag Use Value:	\$0

In compliance with direction from the state Comptroller's office, our 2025 certified values reflect the new exemption amounts from SB4 and SB23 that will be voted on in November. In the event this new legislation does not pass the vote, the exemption amounts will be adjusted accordingly.

Information provided for research purposes only. Legal descriptions and acreage amounts are for Appraisal District use only and should be verified prior to using for legal purpose and or documents. Please contact the Appraisal District to verify all information for accuracy.

### Property Taxing Jurisdiction

Owner: HELMCAMP GARY W & DUSTIN W HELMCAMP %Ownership: 100.0%

Entity	Description	Tax Rate	Market Value	Taxable Value	Estimated Tax	Freeze Ceiling
10	MATAGORDA COUNTY	0.336510	\$259,070	\$259,070	\$871.80	

25	VAN VLECK ISD	0.861770	\$259,070	\$259,070	\$2,232.59	
40	PORT OF BAY CITY	0.046500	\$259,070	\$259,070	\$120.47	
50	CONS & RECL DISTRICT	0.006930	\$259,070	\$259,070	\$17.95	
61	DRAINAGE DISTRICT #1	0.034000	\$259,070	\$259,070	\$88.08	
70	CANEY CREEK MUN UTILITY DIST	0.411330	\$259,070	\$259,070	\$1,065.63	
90	MATAGORDA CO HOSPITAL DISTRICT	0.228750	\$259,070	\$259,070	\$592.62	
CAD	County Appraisal District	0.000000	\$259,070	\$259,070	\$0.00	
52	COASTAL PLAINS GROUNDWATER DIST	0.002930	\$259,070	\$259,070	\$7.59	

**Total Tax Rate:** 1.928720

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**Estimated Taxes With Exemptions:** \$4,996.73

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**Estimated Taxes Without Exemptions:** \$4,996.73

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### ■ Property Improvement - Building

**Description:** AW1-W BLUE/WHITE TRIM **Type:** RESIDENTIAL **Living Area:** 1050.0 sqft **Value:** \$174,070

Type	Description	Class CD	Year Built	SQFT
MA	MAIN AREA	AW1-W	1980	1050
PLNGS	PILINGS	PLNGS	1980	12
G1	OPEN PORCH	*	1980	80
CPY	CANOPY	CPYD-A	2019	120
STG	STG BLDG	STG-A	2022	140
CPY	CANOPY	CPYC-A	2022	40

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### ■ Property Land

Type	Description	Acreage	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
25CANAL02	DCC CANALS, PT2, 3,9,12,13, PT19	0.14	6,011.28	50.00	120.00	\$85,000	\$0

### ■ Property Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap Loss	Assessed
2025	\$174,070	\$85,000	\$0	\$259,070	\$0	\$259,070
2024	\$174,010	\$108,000	\$0	\$282,010	\$0	\$265,800
2023	\$174,500	\$47,000	\$0	\$221,500	\$0	\$221,500
2022	\$103,310	\$47,000	\$0	\$150,310	\$0	\$150,310
2021	\$94,560	\$56,000	\$0	\$150,560	\$0	\$150,560
2020	\$100,370	\$56,000	\$0	\$156,370	\$0	\$156,370
2019	\$83,870	\$32,000	\$0	\$115,870	\$0	\$115,870
2018	\$84,860	\$32,000	\$0	\$116,860	\$0	\$116,860
2017	\$85,870	\$32,000	\$0	\$117,870	\$0	\$117,870

### ■ Property Deed History

Deed Date	Type	Description	Grantor	Grantee	Volume	Page	Number
6/18/2018	WDVL	WDVL	SCOTT JEANETTE SICINSKI	HELMCAMP GARY W & DUSTIN W HELMCAMP			2018-3668
5/17/2012	WD	WARRANTY DEED	AYERS ELIZABETH SICINSKI	SCOTT JEANETTE SICINSKI			122744
12/15/2010	SWD	SWD	SCOTT JEANETTE SICINSKI	AYERS ELIZABETH SICINSKI			106754

## ■ Estimated Tax Due

If Paid:



Year	Taxing Jurisdiction	Tax Rate	Market Value	Taxable Value	Base Tax	Base Taxes Paid	Base Tax Due	Discount/Penalty & Interest	Attorney Fee
2025	MATAGORDA COUNTY	0.336510	\$259,070	\$259,070	\$871.80	\$871.80	\$0.00	\$0.00	\$0.00
2025	VAN VLECK ISD	0.861770	\$259,070	\$259,070	\$2,232.59	\$2,232.59	\$0.00	\$0.00	\$0.00
2025	PORT OF BAY CITY	0.046500	\$259,070	\$259,070	\$120.47	\$120.47	\$0.00	\$0.00	\$0.00
2025	CONS & RECL DISTRICT	0.006930	\$259,070	\$259,070	\$17.95	\$17.95	\$0.00	\$0.00	\$0.00
2025	COASTAL PLAINS GROUNDWATER DIST	0.002930	\$259,070	\$259,070	\$7.59	\$7.59	\$0.00	\$0.00	\$0.00
2025	DRAINAGE DISTRICT #1	0.034000	\$259,070	\$259,070	\$88.08	\$88.08	\$0.00	\$0.00	\$0.00
2025	CANEY CREEK MUN UTILITY DIST	0.411330	\$259,070	\$259,070	\$1,065.63	\$1,065.63	\$0.00	\$0.00	\$0.00
2025	MATAGORDA CO HOSPITAL DISTRICT	0.228750	\$259,070	\$259,070	\$592.62	\$592.62	\$0.00	\$0.00	\$0.00
	2025 Total:	1.928720			\$4,996.73	\$4,996.73	\$0.00	\$0.00	\$0.00
2024	MATAGORDA COUNTY	0.340330	\$282,010	\$265,800	\$904.60	\$904.60	\$0.00	\$0.00	\$0.00
2024	VAN VLECK ISD	0.871250	\$282,010	\$265,800	\$2,315.78	\$2,315.78	\$0.00	\$0.00	\$0.00
2024	PORT OF BAY CITY	0.047430	\$282,010	\$265,800	\$126.07	\$126.07	\$0.00	\$0.00	\$0.00
2024	CONS & RECL DISTRICT	0.007330	\$282,010	\$265,800	\$19.48	\$19.48	\$0.00	\$0.00	\$0.00
2024	COASTAL PLAINS GROUNDWATER DIST	0.003090	\$282,010	\$265,800	\$8.21	\$8.21	\$0.00	\$0.00	\$0.00
2024	DRAINAGE DISTRICT #1	0.034470	\$282,010	\$265,800	\$91.62	\$91.62	\$0.00	\$0.00	\$0.00
2024	CANEY CREEK MUN UTILITY DIST	0.424220	\$282,010	\$265,800	\$1,127.58	\$1,127.58	\$0.00	\$0.00	\$0.00
2024	MATAGORDA CO HOSPITAL DISTRICT	0.239950	\$282,010	\$265,800	\$637.79	\$637.79	\$0.00	\$0.00	\$0.00
	2024 Total:	1.968070			\$5,231.13	\$5,231.13	\$0.00	\$0.00	\$0.00
2023	MATAGORDA COUNTY	0.359280	\$221,500	\$221,500	\$795.81	\$795.81	\$0.00	\$0.00	\$0.00
2023	VAN VLECK ISD	0.881890	\$221,500	\$221,500	\$1,953.39	\$1,953.39	\$0.00	\$0.00	\$0.00
2023	PORT OF BAY CITY	0.047540	\$221,500	\$221,500	\$105.30	\$105.30	\$0.00	\$0.00	\$0.00
2023	CONS & RECL DISTRICT	0.007040	\$221,500	\$221,500	\$15.59	\$15.59	\$0.00	\$0.00	\$0.00
2023	COASTAL PLAINS GROUNDWATER DIST	0.003520	\$221,500	\$221,500	\$7.80	\$7.80	\$0.00	\$0.00	\$0.00
2023	DRAINAGE DISTRICT #1	0.034470	\$221,500	\$221,500	\$76.35	\$76.35	\$0.00	\$0.00	\$0.00

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2023	CANEY CREEK MUN UTILITY DIST	0.436900	\$221,500	\$221,500	\$967.74	\$967.74	\$0.00		\$0.00	\$0.00
2023	MATAGORDA CO HOSPITAL DISTRICT	0.263820	\$221,500	\$221,500	\$584.36	\$584.36	\$0.00		\$0.00	\$0.00
	2023 Total:	2.034460			\$4,506.34	\$4,506.34	\$0.00		\$0.00	\$0.00
2022	MATAGORDA COUNTY	0.385320	\$150,310	\$150,310	\$579.17	\$579.17	\$0.00		\$0.00	\$0.00
2022	VAN VLECK ISD	1.113068	\$150,310	\$150,310	\$1,673.05	\$1,673.05	\$0.00		\$0.00	\$0.00
2022	PORT OF BAY CITY	0.050070	\$150,310	\$150,310	\$75.26	\$75.26	\$0.00		\$0.00	\$0.00
2022	CONS & RECL DISTRICT	0.007730	\$150,310	\$150,310	\$11.62	\$11.62	\$0.00		\$0.00	\$0.00
2022	COASTAL PLAINS GROUNDWATER DIST	0.003940	\$150,310	\$150,310	\$5.92	\$5.92	\$0.00		\$0.00	\$0.00
2022	DRAINAGE DISTRICT #1	0.038350	\$150,310	\$150,310	\$57.64	\$57.64	\$0.00		\$0.00	\$0.00
2022	CANEY CREEK MUN UTILITY DIST	0.436590	\$150,310	\$150,310	\$656.24	\$656.24	\$0.00		\$0.00	\$0.00
2022	MATAGORDA CO HOSPITAL DISTRICT	0.289950	\$150,310	\$150,310	\$435.82	\$435.82	\$0.00		\$0.00	\$0.00
	2022 Total:	2.325018			\$3,494.72	\$3,494.72	\$0.00		\$0.00	\$0.00
2021	MATAGORDA COUNTY	0.399740	\$150,560	\$150,560	\$601.84	\$601.84	\$0.00		\$0.00	\$0.00
2021	VAN VLECK ISD	1.169560	\$150,560	\$150,560	\$1,760.89	\$1,760.89	\$0.00		\$0.00	\$0.00
2021	PORT OF BAY CITY	0.052990	\$150,560	\$150,560	\$79.78	\$79.78	\$0.00		\$0.00	\$0.00
2021	CONS & RECL DISTRICT	0.008190	\$150,560	\$150,560	\$12.33	\$12.33	\$0.00		\$0.00	\$0.00
2021	COASTAL PLAINS GROUNDWATER DIST	0.004260	\$150,560	\$150,560	\$6.41	\$6.41	\$0.00		\$0.00	\$0.00
2021	DRAINAGE DISTRICT #1	0.041130	\$150,560	\$150,560	\$61.93	\$61.93	\$0.00		\$0.00	\$0.00
2021	CANEY CREEK MUN UTILITY DIST	0.422410	\$150,560	\$150,560	\$635.98	\$635.98	\$0.00		\$0.00	\$0.00
2021	MATAGORDA CO HOSPITAL DISTRICT	0.291270	\$150,560	\$150,560	\$438.54	\$438.54	\$0.00		\$0.00	\$0.00
	2021 Total:	2.389550			\$3,597.70	\$3,597.70	\$0.00		\$0.00	\$0.00
2020	MATAGORDA COUNTY	0.422230	\$156,370	\$156,370	\$660.24	\$660.24	\$0.00		\$0.00	\$0.00
2020	VAN VLECK ISD	1.179440	\$156,370	\$156,370	\$1,844.29	\$1,844.29	\$0.00		\$0.00	\$0.00
2020	PORT OF BAY CITY	0.056280	\$156,370	\$156,370	\$88.01	\$88.01	\$0.00		\$0.00	\$0.00
2020	CONS & RECL DISTRICT	0.008310	\$156,370	\$156,370	\$12.99	\$12.99	\$0.00		\$0.00	\$0.00
2020	COASTAL PLAINS GROUNDWATER DIST	0.004650	\$156,370	\$156,370	\$7.27	\$7.27	\$0.00		\$0.00	\$0.00
2020	DRAINAGE DISTRICT #1	0.042010	\$156,370	\$156,370	\$65.69	\$65.69	\$0.00		\$0.00	\$0.00

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2020	CANEY CREEK MUN UTILITY DIST	0.407990	\$156,370	\$156,370	\$637.98	\$637.98	\$0.00		\$0.00	\$0.00
2020	MATAGORDA CO HOSPITAL DISTRICT	0.318150	\$156,370	\$156,370	\$497.49	\$497.49	\$0.00		\$0.00	\$0.00
	2020 Total:	2.439060			\$3,813.96	\$3,813.96	\$0.00		\$0.00	\$0.00
2019	MATAGORDA COUNTY	0.433420	\$115,870	\$115,870	\$502.21	\$502.21	\$0.00		\$0.00	\$0.00
2019	VAN VLECK ISD	1.192810	\$115,870	\$115,870	\$1,382.11	\$1,382.11	\$0.00		\$0.00	\$0.00
2019	PORT OF BAY CITY	0.054770	\$115,870	\$115,870	\$63.46	\$63.46	\$0.00		\$0.00	\$0.00
2019	CONS & RECL DISTRICT	0.007760	\$115,870	\$115,870	\$8.99	\$8.99	\$0.00		\$0.00	\$0.00
2019	COASTAL PLAINS GROUNDWATER DIST	0.004700	\$115,870	\$115,870	\$5.45	\$5.45	\$0.00		\$0.00	\$0.00
2019	DRAINAGE DISTRICT #1	0.041690	\$115,870	\$115,870	\$48.31	\$48.31	\$0.00		\$0.00	\$0.00
2019	CANEY CREEK MUN UTILITY DIST	0.407720	\$115,870	\$115,870	\$472.43	\$472.43	\$0.00		\$0.00	\$0.00
2019	MATAGORDA CO HOSPITAL DISTRICT	0.321590	\$115,870	\$115,870	\$372.63	\$372.63	\$0.00		\$0.00	\$0.00
	2019 Total:	2.464460			\$2,855.59	\$2,855.59	\$0.00		\$0.00	\$0.00
2018	MATAGORDA COUNTY	0.417580	\$116,860	\$116,860	\$487.98	\$487.98	\$0.00		\$0.00	\$0.00
2018	VAN VLECK ISD	1.253250	\$116,860	\$116,860	\$1,464.54	\$1,464.54	\$0.00		\$0.00	\$0.00
2018	PORT OF BAY CITY	0.053890	\$116,860	\$116,860	\$62.98	\$62.98	\$0.00		\$0.00	\$0.00
2018	CONS & RECL DISTRICT	0.007650	\$116,860	\$116,860	\$8.94	\$8.94	\$0.00		\$0.00	\$0.00
2018	COASTAL PLAINS GROUNDWATER DIST	0.004780	\$116,860	\$116,860	\$5.59	\$5.59	\$0.00		\$0.00	\$0.00
2018	DRAINAGE DISTRICT #1	0.041780	\$116,860	\$116,860	\$48.82	\$48.82	\$0.00		\$0.00	\$0.00
2018	CANEY CREEK MUN UTILITY DIST	0.400080	\$116,860	\$116,860	\$467.53	\$467.53	\$0.00		\$0.00	\$0.00
2018	MATAGORDA CO HOSPITAL DISTRICT	0.321590	\$116,860	\$116,860	\$375.81	\$375.81	\$0.00		\$0.00	\$0.00
	2018 Total:	2.500600			\$2,922.19	\$2,922.19	\$0.00		\$0.00	\$0.00
2017	MATAGORDA COUNTY	0.418980	\$117,870	\$117,870	\$493.85	\$493.85	\$0.00		\$0.00	\$0.00
2017	VAN VLECK ISD	1.014000	\$117,870	\$117,870	\$1,195.20	\$1,195.20	\$0.00		\$0.00	\$0.00
2017	PORT OF BAY CITY	0.050720	\$117,870	\$117,870	\$59.78	\$59.78	\$0.00		\$0.00	\$0.00
2017	CONS & RECL DISTRICT	0.007210	\$117,870	\$117,870	\$8.50	\$8.50	\$0.00		\$0.00	\$0.00
2017	COASTAL PLAINS GROUNDWATER DIST	0.004780	\$117,870	\$117,870	\$5.63	\$5.63	\$0.00		\$0.00	\$0.00
2017	DRAINAGE DISTRICT #1	0.051380	\$117,870	\$117,870	\$60.56	\$60.56	\$0.00		\$0.00	\$0.00

2017	CANEY CREEK MUN UTILITY DIST	0.389180	\$117,870	\$117,870	\$458.73	\$458.73	\$0.00		\$0.00	\$0.00
2017	MATAGORDA CO HOSPITAL DISTRICT	0.320960	\$117,870	\$117,870	\$378.32	\$378.32	\$0.00		\$0.00	\$0.00
	2017 Total:	2.257210			\$2,660.57	\$2,660.57	\$0.00		\$0.00	\$0.00
2016	MATAGORDA COUNTY	0.419980	\$108,860	\$108,860	\$457.19	\$457.19	\$0.00		\$0.00	\$0.00
2016	VAN VLECK ISD	1.014000	\$108,860	\$108,860	\$1,103.84	\$1,103.84	\$0.00		\$0.00	\$0.00
2016	PORT OF BAY CITY	0.048560	\$108,860	\$108,860	\$52.86	\$52.86	\$0.00		\$0.00	\$0.00
2016	CONS & RECL DISTRICT	0.006910	\$108,860	\$108,860	\$7.52	\$7.52	\$0.00		\$0.00	\$0.00
2016	COASTAL PLAINS GROUNDWATER DIST	0.004990	\$108,860	\$108,860	\$5.43	\$5.43	\$0.00		\$0.00	\$0.00
2016	DRAINAGE DISTRICT #1	0.065540	\$108,860	\$108,860	\$71.35	\$71.35	\$0.00		\$0.00	\$0.00
2016	CANEY CREEK MUN UTILITY DIST	0.388650	\$108,860	\$108,860	\$423.09	\$423.09	\$0.00		\$0.00	\$0.00
2016	MATAGORDA CO HOSPITAL DISTRICT	0.312700	\$108,860	\$108,860	\$340.41	\$340.41	\$0.00		\$0.00	\$0.00
	2016 Total:	2.261330			\$2,461.69	\$2,461.69	\$0.00		\$0.00	\$0.00
2015	MATAGORDA COUNTY	0.395680	\$110,860	\$110,860	\$438.65	\$438.65	\$0.00		\$0.00	\$0.00
2015	VAN VLECK ISD	1.034100	\$110,860	\$110,860	\$1,146.40	\$1,146.40	\$0.00		\$0.00	\$0.00
2015	PORT OF BAY CITY	0.045390	\$110,860	\$110,860	\$50.32	\$50.32	\$0.00		\$0.00	\$0.00
2015	CONS & RECL DISTRICT	0.006460	\$110,860	\$110,860	\$7.16	\$7.16	\$0.00		\$0.00	\$0.00
2015	COASTAL PLAINS GROUNDWATER DIST	0.005000	\$110,860	\$110,860	\$5.54	\$5.54	\$0.00		\$0.00	\$0.00
2015	DRAINAGE DISTRICT #1	0.071580	\$110,860	\$110,860	\$79.35	\$79.35	\$0.00		\$0.00	\$0.00
2015	CANEY CREEK MUN UTILITY DIST	0.393870	\$110,860	\$110,860	\$436.65	\$436.65	\$0.00		\$0.00	\$0.00
2015	MATAGORDA CO HOSPITAL DISTRICT	0.301470	\$110,860	\$110,860	\$334.21	\$334.21	\$0.00		\$0.00	\$0.00
	2015 Total:	2.253550			\$2,498.28	\$2,498.28	\$0.00		\$0.00	\$0.00