

Parcelytics — Tax Due Diligence Report

13400 GUARNERE DR DEL VALLE, TX 78617 · Geo ID 0330460330
Generated July 26, 2026 — for informational purposes; verify official figures with TCAD / the Travis County Tax Office before relying on this for a transaction.

Current & Preliminary Values

Metric	2026 Preliminary	2025 Certified	Change
Market Value	\$262,857	\$262,550	+0.1%
Assessed Value	—	\$262,550	—
Taxable Value	—	\$262,550	—

2026 column: Preliminary — subject to change until certification. 2025 column: Verified.

2025 Billing & Tax Rate

Metric	Value	Confidence / Note
Effective Tax Rate	1.3587%	Partial — Total Tax is not fully verified
Total Tax	\$3,567	Partial — reconstructed by summing entity-level billing records

2025 Entity-Level Tax Breakdown

Taxing Entity	Rate	Amount Due
Del Valle ISD	0.9489%	\$1,162.88
City of Austin	0.5240%	\$1,100.65
Travis County	0.3758%	\$789.42
Austin Community College	0.1034%	\$266.31
Travis Central Health	0.1180%	\$247.90

Value & Tax History

Year	Market Value	Assessed Value	Total Tax	Confidence
2021	\$201,967	\$180,818	\$3,518	Verified
2022	\$336,672	\$198,900	\$3,473	Verified
2023	\$323,225	\$218,790	\$2,892	Verified
2024	\$304,823	\$240,669	\$3,432	Verified
2025	\$262,550	\$262,550	\$3,567	Partial — Billing is not fully verified
2026	\$262,857	\$262,857	—	N/A

Sources

- Market / assessed / taxable values: Travis Central Appraisal District (TCAD) Certified Appraisal Roll.

- Entity tax rates: Travis County Rates History (1990–2025), as adopted by each taxing entity.
- Current-year billing: Travis County Tax Office current-year billing data (TaxCurOpenData).
- Prior-year billing (2021–2024): Travis County Tax Office PIR bulk billing export, cross-verified against known sanity-check accounts.
- Delinquency status: Travis County Tax Office delinquent-account data (TaxDelqOpenData), where applicable — as of June 20, 2026; balance grows monthly under Tax Code §33.01.

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