

# Tarrant Appraisal District Property Information | PDF Account Number: 02571374

# LOCATION

### Address: 210 OAK FOREST TR

City: EULESS Georeference: 36700-5-22 Subdivision: ROYAL OAKS ESTATES Neighborhood Code: 3X100J

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This map, content, and location of property is provided by Google Services.

## PROPERTY DATA

Legal Description: ROYAL OAKS ESTATES Block 5 Lot 22 Jurisdictions: CITY OF EULESS (025) TARRANT COUNTY (220) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) HURST-EULESS-BEDFORD ISD (916) State Code: A Year Built: 1970 Personal Property Account: N/A Agent: None Protest Deadline Date: 5/15/2025

Site Number: 02571374 Site Name: ROYAL OAKS ESTATES-5-22 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size<sup>+++</sup>: 2,393 Percent Complete: 100% Land Sqft<sup>\*</sup>: 12,115 Land Acres<sup>\*</sup>: 0.2781 Pool: Y

#### +++ Rounded.

\* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

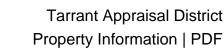
### **OWNER INFORMATION**

Current Owner: HANNA EMAD MOSAAD GIRGIS

Primary Owner Address: 705 DOVE TRL EULESS, TX 76039 Deed Date: 8/22/2024 Deed Volume: Deed Page: Instrument: D2241515581

Latitude: 32.8569084799 Longitude: -97.0860615393 TAD Map: 2126-432 MAPSCO: TAR-041Z







Previous Owners	Date	Instrument	Deed Volume	Deed Page
HANNA EMAD;MOSAAD GIRGIS	8/22/2024	D224151450		
EAGAN DAVID J	7/2/1990	00099760002297	0009976	0002297
PUTNAM ROBERT M	12/31/1900	000000000000000000000000000000000000000	000000	0000000

### VALUES

This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. Tarrant County Tax Office Account Information.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$0	\$0	\$0
2024	\$267,144	\$65,000	\$332,144	\$303,444
2023	\$239,794	\$50,000	\$289,794	\$275,858
2022	\$220,574	\$50,000	\$270,574	\$250,780
2021	\$177,982	\$50,000	\$227,982	\$227,982
2020	\$226,061	\$50,000	\$276,061	\$262,513

Pending indicates that the property record has not yet been completed for the indicated tax year.

+ Appraised value may be less than market value due to state-mandated limitations of value increases.

## **EXEMPTIONS / SPECIAL APPRAISAL**

#### There are no exemptions for this property

Per Texas Property Tax Code Section 25.027, this website does not include exemption information indicating that a property owner is 65 years of age or older for unauthorized individuals.