



**Address:** [1124 CAVENDER DR](#)  
**City:** HURST  
**Georeference:** 44320-5-8  
**Subdivision:** VALENTINE OAKS WEST ADDITION  
**Neighborhood Code:** 3B0201

**Latitude:** 32.8291860236  
**Longitude:** -97.1732985287  
**TAD Map:** 2096-420  
**MAPSCO:** TAR-053P



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

## PROPERTY DATA

**Legal Description:** VALENTINE OAKS WEST ADDITION Block 5 Lot 8

**Jurisdictions:**

- CITY OF HURST (028)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- HURST-EULESS-BEDFORD ISD (916)

**State Code:** A

**Year Built:** 1958

**Personal Property Account:** N/A

**Agent:** None

**Site Number:** 03236196

**Site Name:** VALENTINE OAKS WEST ADDITION-5-8

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,575

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,400

**Land Acres<sup>\*</sup>:** 0.1928

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION



**Current Owner:**

RATLIFF TIMOTHY A  
RATLIFF LAURIE

**Primary Owner Address:**

1124 CAVENDER DR  
HURST, TX 76053-4456

**Deed Date:** 10/4/1993

**Deed Volume:** 0011266

**Deed Page:** 0001296

**Instrument:** 00112660001296

| Previous Owners          | Date       | Instrument     | Deed Volume | Deed Page |
|--------------------------|------------|----------------|-------------|-----------|
| CRUMP EVELYN             | 5/7/1991   | 00000000000000 | 0000000     | 0000000   |
| CRUMP EVELYN;CRUMP REX D | 12/31/1900 | 00037570000311 | 0003757     | 0000311   |

## 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 <sup>+</sup> |
|------|--------------------|-------------|--------------|------------------------------|
| 2025 | \$0                | \$0         | \$0          | \$0                          |
| 2024 | \$223,756          | \$55,000    | \$278,756    | \$214,220                    |
| 2023 | \$229,547          | \$40,000    | \$269,547    | \$194,745                    |
| 2022 | \$178,959          | \$40,000    | \$218,959    | \$177,041                    |
| 2021 | \$120,946          | \$40,000    | \$160,946    | \$160,946                    |
| 2020 | \$120,946          | \$40,000    | \$160,946    | \$154,931                    |

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

- HOMESTEAD GENERAL 11.13(b)

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.