



**Address:** [12801 TIMBERLAND DR](#)  
**City:** FORT WORTH  
**Georeference:** A 265-11B04  
**Subdivision:** CHIRINO, JOSE SURVEY  
**Neighborhood Code:** 3K600H

**Latitude:** 32.956326674  
**Longitude:** -97.2725230694  
**TAD Map:** 2066-468  
**MAPSCO:** TAR-022C



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

## PROPERTY DATA

**Legal Description:** CHIRINO, JOSE SURVEY  
Abstract 265 Tract 11B04

**Jurisdictions:**

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- KELLER ISD (907)

**State Code:** A

**Year Built:** 1971

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 03804488

**Site Name:** CHIRINO, JOSE SURVEY 265 11B04

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,015

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 196,020

**Land Acres<sup>\*</sup>:** 4.5000

**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:**

TOLAN STEVEN L  
TOLAN ELENA K

**Deed Date:** 5/24/2010

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D210267643](#)

**Primary Owner Address:**

201 COUNTY RD 298  
EASTLAND, TX 76448

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CREGG DOROTHY BURROW	12/23/2002	00000000000000	0000000	0000000
CREGG D F ESTATE;CREGG DOROTHY	4/20/1971	00050290000824	0005029	0000824

## 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	\$256,046	\$425,000	\$681,046	\$681,046
2023	\$213,063	\$425,000	\$638,063	\$638,063
2022	\$208,750	\$202,500	\$411,250	\$411,250
2021	\$181,171	\$202,500	\$383,671	\$383,671
2020	\$232,697	\$202,500	\$435,197	\$435,197

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.