



Address: [13 ABBEY RD](#)
City: EULESS
Georeference: 27355-L-13
Subdivision: MC CORMICK FARM ADDITION
Neighborhood Code: A3G010T

Latitude: 32.8682816361
Longitude: -97.0819056806
TAD Map: 2126-436
MAPSCO: TAR-041V



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

PROPERTY DATA

Legal Description: MC CORMICK FARM ADDITION
Block L Lot 13 & PART OF COMMON AREA

Jurisdictions:

- CITY OF EULESS (025)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- GRAPEVINE-COLLEYVILLE ISD (906)

State Code: A

Year Built: 1983

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 05078016

Site Name: MC CORMICK FARM ADDITION-L-13-40

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,232

Percent Complete: 100%

Land Sqft^{*}: 0

Land Acres^{*}: 0.0000

Pool: N

⁺⁺⁺ Rounded.

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

OWNER INFORMATION



Current Owner:

WALBRAN JAY
WALBRAN AMIE

Primary Owner Address:

13 ABBEY RD
EULESS, TX 76039

Deed Date: 6/18/2018

Deed Volume:

Deed Page:

Instrument: [D218132727](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SINAY CARLOS E	9/25/2003	D203365899	0000000	0000000
MC NEICE MARJORIE ELIZABETH	11/19/1992	00116440000353	0011644	0000353
MCNIECE JAMES;MCNIECE MARJORIE	3/13/1985	00081160000535	0008116	0000535
NEWKHAM JIM D;NEWKHAM SANDRA	3/2/1984	00077570001680	0007757	0001680
MCCORMICK DEVELOPMENT CORP	12/31/1900	00000000000000	0000000	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	\$210,405	\$50,000	\$260,405	\$242,596
2023	\$224,487	\$25,000	\$249,487	\$220,542
2022	\$175,493	\$25,000	\$200,493	\$200,493
2021	\$171,804	\$25,000	\$196,804	\$196,804
2020	\$156,547	\$25,000	\$181,547	\$181,547

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.