

# Tarrant Appraisal District Property Information | PDF Account Number: 07167199

### Address: 613 CHESTNUT DR

City: KELLER Georeference: 6473-5-18 Subdivision: CARRIAGE GATE ADDITION Neighborhood Code: 3K340G Latitude: 32.9094175192 Longitude: -97.2399861566 TAD Map: 2078-452 MAPSCO: TAR-023Y





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

### **PROPERTY DATA**

### Legal Description: CARRIAGE GATE ADDITION Block 5 Lot 18

#### Jurisdictions:

CITY OF KELLER (013) TARRANT COUNTY (220) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) KELLER ISD (907)

State Code: A

Year Built: 1999

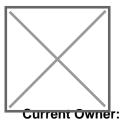
Personal Property Account: N/A

Agent: RYAN LLC (00672F) Protest Deadline Date: 5/15/2025 Site Number: 07167199 Site Name: CARRIAGE GATE ADDITION-5-18 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size+++: 2,135 Percent Complete: 100% Land Sqft\*: 6,640 Land Acres\*: 0.1524 Pool: N

#### +++ Rounded.

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

## **OWNER INFORMATION**



2018-4 IH BORROWER LP

Primary Owner Address: 1717 MAIN ST STE 2000 DALLAS, TX 75201 Deed Date: 11/7/2018 Deed Volume: Deed Page: Instrument: D218260696

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CSH 2016-1 BORROWER LLC	6/7/2016	D216123348		
COLFIN AH-TEXAS 4 LLC	10/9/2014	D214225126		
DOWNEY ANTHONY JR;DOWNEY LAURA	8/25/2000	00142360000339	0014236	0000339
DOWNEY ANTHONY JR;DOWNEY LAURA	2/28/2000	00142360000339	0014236	0000339
MHI PARTNERSHIP LTD	9/15/1999	00140160000361	0014016	0000361
CARRIAGE GATE LTD	1/1/1998	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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised
2025	\$0	\$0	\$0	\$0
2024	\$378,387	\$64,770	\$443,157	\$443,157
2023	\$373,384	\$64,770	\$438,154	\$438,154
2022	\$312,756	\$64,770	\$377,526	\$377,526
2021	\$229,791	\$55,000	\$284,791	\$284,791
2020	\$223,810	\$55,000	\$278,810	\$278,810

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.