



Address: [408 MONARCH HILL RD](#)
City: KELLER
Georeference: 24879-G-14
Subdivision: MARSHALL RIDGE SOUTH
Neighborhood Code: 3W080A

Latitude: 32.9621431247
Longitude: -97.2448774749
TAD Map: 2078-468
MAPSCO: TAR-009X



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

PROPERTY DATA

Legal Description: MARSHALL RIDGE SOUTH
Block G Lot 14

Jurisdictions:

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

State Code: A

Year Built: 2014

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 41352319

Site Name: MARSHALL RIDGE SOUTH-G-14

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,274

Percent Complete: 100%

Land Sqft^{*}: 15,115

Land Acres^{*}: 0.3469

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:
EILAND SUSAN B
Primary Owner Address:
408 MONARCH HILL RD
KELLER, TX 76248

Deed Date: 11/30/2015
Deed Volume:
Deed Page:
Instrument: [D215267987](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MERITAGE HOMES OF TEXAS LLC	4/16/2009	00000000000000	0000000	0000000
MERITAGE HOMES OF TEXAS LP	4/15/2009	D209102286	0000000	0000000
LO LAND ASSETS LP	1/1/2007	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	\$484,800	\$200,000	\$684,800	\$684,800
2023	\$491,600	\$160,000	\$651,600	\$632,200
2022	\$449,727	\$125,000	\$574,727	\$574,727
2021	\$414,351	\$125,000	\$539,351	\$539,351
2020	\$401,232	\$125,000	\$526,232	\$526,232

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.