



Address: [316 ROY CT W](#)
City: KELLER
Georeference: 1908-3-8
Subdivision: BEAR CREEK ESTATES-KELLER
Neighborhood Code: 3K350B

Latitude: 32.9183932896
Longitude: -97.2461758982
TAD Map: 2072-452
MAPSCO: TAR-023T



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BEAR CREEK ESTATES-KELLER Block 3 Lot 8

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: None
Notice Sent Date: 4/15/2025
Notice Value: \$712,427
Protest Deadline Date: 5/24/2024

Site Number: 00129798
Site Name: BEAR CREEK ESTATES-KELLER-3-8
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,925
Percent Complete: 100%
Land Sqft^{*}: 37,483
Land Acres^{*}: 0.8605
Pool: Y

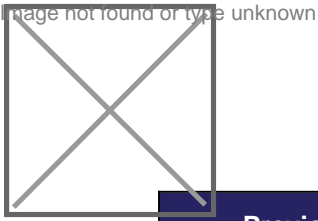
⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:
BLACK LORI
BLACK JESSIE
Primary Owner Address:
316 ROY CT W
KELLER, TX 76248-2642

Deed Date: 6/10/1998
Deed Volume: 0013265
Deed Page: 0000254
Instrument: 00132650000254



Previous Owners	Date	Instrument	Deed Volume	Deed Page
OAKWOOD DEVELOPMENT	9/30/1997	00129380000087	0012938	0000087
G R Y INC	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	\$472,889	\$239,538	\$712,427	\$573,218
2024	\$472,889	\$239,538	\$712,427	\$521,107
2023	\$545,461	\$239,538	\$784,999	\$473,734
2022	\$338,415	\$239,537	\$577,952	\$430,667
2021	\$480,320	\$98,958	\$579,278	\$391,515
2020	\$400,297	\$98,958	\$499,255	\$355,923

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.