



Address: [432 BILLY CREEK CIR](#)
City: HURST
Georeference: 2630-3-12
Subdivision: BILLY CREEK ESTATES
Neighborhood Code: 3B010L

Latitude: 32.8155764618
Longitude: -97.1953604069
TAD Map: 2090-416
MAPSCO: TAR-052V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BILLY CREEK ESTATES Block 3
Lot 12

Jurisdictions:
CITY OF HURST (028)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
HURST-EULESS-BEDFORD ISD (916)
State Code: A
Year Built: 1971
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 00223778
Site Name: BILLY CREEK ESTATES Block 3 Lot 12
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 3,047
Percent Complete: 100%
Land Sqft^{*}: 17,424
Land Acres^{*}: 0.4000
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:
MCNATT KEVIN BARTLETT
MCNATT ANGELA M MARIE
Primary Owner Address:
432 BILLY CREEK CIR
HURST, TX 76053-6364

Deed Date: 2/5/2010
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D210035183](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|------------------------------|------------|----------------------------|-------------|-----------|
| MCNATT ANGELA;MCNATT KEVIN | 8/12/2005 | D205242210 | 0000000 | 0000000 |
| TEAGUE CHARLES E | 7/28/2000 | 00144810000278 | 0014481 | 0000278 |
| GANDY E DUWAYNE;GANDY EMORIE | 1/3/1997 | 00126530001897 | 0012653 | 0001897 |
| GANDY E DUWAYNE | 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 | \$248,331 | \$78,560 | \$326,891 | \$326,891 |
| 2024 | \$248,331 | \$78,560 | \$326,891 | \$326,891 |
| 2023 | \$289,599 | \$64,848 | \$354,447 | \$323,070 |
| 2022 | \$260,507 | \$64,817 | \$325,324 | \$293,700 |
| 2021 | \$217,000 | \$50,000 | \$267,000 | \$267,000 |
| 2020 | \$218,539 | \$48,461 | \$267,000 | \$267,000 |

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.