



Address: [240 MELBOURNE RD](#)
City: HURST
Georeference: 2630-10-7
Subdivision: BILLY CREEK ESTATES
Neighborhood Code: 3B010L

Latitude: 32.8130288654
Longitude: -97.1979430037
TAD Map: 2090-416
MAPSCO: TAR-052Y



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
10 Lot 7

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: 1973
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$426,682
Protest Deadline Date: 5/24/2024

Site Number: 00224758
Site Name: BILLY CREEK ESTATES-10-7
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,402
Percent Complete: 100%
Land Sqft^{*}: 14,030
Land Acres^{*}: 0.3220
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:
BRATTON JOHN JR
BRATTON BOBBIE D
Primary Owner Address:
240 MELBOURNE RD
HURST, TX 76053-6341

Deed Date: 1/16/2009
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D209021433](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BRIGGS J MILLSPAUGH;BRIGGS VIKKI L	7/10/2008	D208293422	0000000	0000000
DEUTSCHE BANK NATIONAL TR	5/7/2008	D208176415	0000000	0000000
WOLFGRAMM ALAMA L	11/20/2007	D207414853	0000000	0000000
WOLFGRAMM SARAH;WOLFGRAMM SATEKI	8/19/1996	00124860001009	0012486	0001009
JONES JAMES A;JONES MAVIS C	8/24/1993	00112120001601	0011212	0001601
LAWRENSON JOHN ROY	10/13/1992	00108230002163	0010823	0002163
LAWRENSON JOHN ROY;LAWRENSON SANDR	2/22/1991	00101830002318	0010183	0002318
MILLER J RILEY;MILLER JO ANNE	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	\$356,607	\$70,075	\$426,682	\$383,738
2024	\$356,607	\$70,075	\$426,682	\$348,853
2023	\$408,360	\$58,060	\$466,420	\$317,139
2022	\$341,080	\$58,084	\$399,164	\$288,308
2021	\$212,098	\$50,000	\$262,098	\$262,098
2020	\$212,098	\$50,000	\$262,098	\$262,098

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.