



**Address:** [1416 EL CAMINO REAL](#)  
**City:** EULESS  
**Georeference:** 1310C-5-A  
**Subdivision:** AVANTE TOWNE HOUSES  
**Neighborhood Code:** A3H010M

**Latitude:** 32.8173823108  
**Longitude:** -97.1475653354  
**TAD Map:** 2108-416  
**MAPSCO:** TAR-054S



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** AVANTE TOWNE HOUSES  
Block 5 Lot A & PART OF COMMON AREA

**Jurisdictions:**

CITY OF EULESS (025)  
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:** OOWNWELL INC (12140)

**Protest Deadline Date:** 5/24/2024

**Site Number:** 00583162

**Site Name:** AVANTE TOWNE HOUSES-5-A

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,245

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 4,400

**Land Acres<sup>\*</sup>:** 0.1010

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**

ROSAS GABRIEL E  
GUNN-ROSAS CATHINA L

**Primary Owner Address:**

1505 SHADY CREEK DR  
EULESS, TX 76040

**Deed Date:** 11/30/2017

**Deed Volume:**

**Deed Page:**

**Instrument:** [D217278532](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
INNES GARNET JEAN	11/25/2016	<a href="#">D217020720</a>		
INNES GARNET J;INNES JAMES	5/24/2007	<a href="#">D207188765</a>	0000000	0000000
GIROUARD TARA S	11/23/1999	00141270000007	0014127	0000007
TRIMBLE EDWARD;TRIMBLE VIRLINDA	6/30/1980	00069580000299	0006958	0000299
TOWNSAN MINEOLA	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 <sup>+</sup>
2025	\$126,964	\$40,000	\$166,964	\$166,964
2024	\$147,000	\$40,000	\$187,000	\$187,000
2023	\$165,040	\$25,000	\$190,040	\$190,040
2022	\$146,286	\$25,000	\$171,286	\$171,286
2021	\$88,359	\$25,000	\$113,359	\$113,359
2020	\$111,710	\$24,999	\$136,709	\$136,709

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.