



**Address:** [216 NE CINDY LN](#)  
**City:** BURLESON  
**Georeference:** 18390-4-6-10  
**Subdivision:** HILLERY HEIGHTS ADDITION  
**Neighborhood Code:** 4B020K

**Latitude:** 32.5530957672  
**Longitude:** -97.3314152917  
**TAD Map:** 2048-320  
**MAPSCO:** TAR-118Z



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HILLERY HEIGHTS ADDITION  
Block 4 Lot 6 BAL IN JOHNSON COUNTY

**Jurisdictions:**

CITY OF BURLESON (033)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
BURLESON ISD (922)

**State Code:** A

**Year Built:** 1969

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

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

**Site Number:** 01294865

**Site Name:** HILLERY HEIGHTS ADDITION-4-6-10

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,350

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,733

**Land Acres<sup>\*</sup>:** 0.1775

**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:**

KUYKENDALL ABBIE L

**Primary Owner Address:**

216 NORTHEAST CINDY LN  
BURLESON, TX 76028

**Deed Date:** 9/24/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D221280673](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
NIMPFER CYNTHIA	12/30/2016	<a href="#">D216305653</a>		
MILLER EDWARD J REVOCABLE TRUST	10/6/2016	<a href="#">D216235975</a>		
TRIPLETT ALLEN;TRIPLETT JOAN	3/2/1987	00088650002056	0008865	0002056
NEWMAN MARY	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	\$161,898	\$42,532	\$204,430	\$204,430
2024	\$161,898	\$42,532	\$204,430	\$204,430
2023	\$210,687	\$28,700	\$239,387	\$229,351
2022	\$179,801	\$28,700	\$208,501	\$208,501
2021	\$164,678	\$28,700	\$193,378	\$193,378
2020	\$132,115	\$28,700	\$160,815	\$160,815

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.