



Address: [1436 DARYLL LN](#)
City: KELLER
Georeference: 25730-1-10
Subdivision: MELODY HILLS EAST ADDITION
Neighborhood Code: 3W090C

Latitude: 32.964543395
Longitude: -97.2194150054
TAD Map: 2084-472
MAPSCO: TAR-010W



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MELODY HILLS EAST
ADDITION Block 1 Lot 10

Jurisdictions:

CITY OF KELLER (013)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A

Year Built: 1996

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Notice Sent Date: 4/15/2025

Notice Value: \$623,240

Protest Deadline Date: 5/24/2024

Site Number: 01758977

Site Name: MELODY HILLS EAST ADDITION-1-10

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,282

Percent Complete: 100%

Land Sqft^{*}: 29,960

Land Acres^{*}: 0.6877

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:

CARLSON TYLER LOUIS
CARLSON SUZANNE PRAY

Primary Owner Address:

1436 DARYLL LN
KELLER, TX 76262

Deed Date: 4/26/2024

Deed Volume:

Deed Page:

Instrument: [D224076319](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CLEMENTS JEFFERY C;CLEMENTS THERESA;RENFRO ROBERT;RENFROE RACHEL MARIE	12/18/2020	D220335092		
KAISER CAROL A;KAISER EDWARD O	7/25/2014	D214162023	0000000	0000000
KAISER CAROL ANN;KAISER EDWARD O	4/16/2013	D213097177	0000000	0000000
DEMEYER MARGARET R	11/22/2010	D210291291	0000000	0000000
ALT CHRISTOPHER	10/28/2010	D210291290	0000000	0000000
ALT CHRISTOPHER ALT;ALT SHARON	9/4/2007	D207327295	0000000	0000000
ALT SHARON	4/27/2005	D205125921	0000000	0000000
JOHNSON AMY E	6/29/2001	00149840000293	0014984	0000293
MCKINZIE PAMELA;MCKINZIE PHILIP	7/15/1996	00124390001212	0012439	0001212
B F BUILDER INC	3/21/1996	00123170000525	0012317	0000525
FURGERSON BRUCE	1/19/1996	00122400000767	0012240	0000767
RAPP A J JR	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	\$348,120	\$275,120	\$623,240	\$623,240
2024	\$348,120	\$275,120	\$623,240	\$490,958
2023	\$358,531	\$275,120	\$633,651	\$446,325
2022	\$330,910	\$137,560	\$468,470	\$405,750
2021	\$231,304	\$137,560	\$368,864	\$368,864
2020	\$222,513	\$137,560	\$360,073	\$360,073

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.