



Address: [1400 FAIR OAKS BLVD](#)
City: EULESS
Georeference: 30470-8-7
Subdivision: OAK FOREST ADDITION (EULESS)
Neighborhood Code: 3X100K

Latitude: 32.8561266404
Longitude: -97.0876851899
TAD Map: 2126-432
MAPSCO: TAR-041Y



Google Map or type unknown

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

PROPERTY DATA

Legal Description: OAK FOREST ADDITION
(EULESS) Block 8 Lot 7

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: None
Notice Sent Date: 4/15/2025
Notice Value: \$308,002
Protest Deadline Date: 5/24/2024

Site Number: 01995758
Site Name: OAK FOREST ADDITION (EULESS)-8-7
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,516
Percent Complete: 100%
Land Sqft^{*}: 9,408
Land Acres^{*}: 0.2159
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:
SAWYERS DEAN ONEIL
Primary Owner Address:
1400 FAIR OAKS BLVD
EULESS, TX 76039

Deed Date: 3/25/2024
Deed Volume:
Deed Page:
Instrument: [D224051915](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
2004-0000416 LLC	3/25/2024	D224051913		
HERNANDEZ AMADOR;HERNANDEZ SANDRA O	6/17/2022	D222157422		
BROWN KATHY	3/14/2022	D222066054		
BROWN KATHY;BROWN WILLIAM	1/9/2007	D207013357	0000000	0000000
FEDERAL NATIONAL MTG ASSN	9/5/2006	D206279838	0000000	0000000
SULEMAN AMIRALI	7/27/2001	00150460000078	0015046	0000078
GRUMMER ROGER H	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	\$243,002	\$65,000	\$308,002	\$308,002
2024	\$243,002	\$65,000	\$308,002	\$308,002
2023	\$235,320	\$40,000	\$275,320	\$221,108
2022	\$161,007	\$40,000	\$201,007	\$201,007
2021	\$156,335	\$40,000	\$196,335	\$196,335
2020	\$169,074	\$40,000	\$209,074	\$205,663

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.