



**Address:** [404 KENSINGER CT](#)  
**City:** EULESS  
**Georeference:** 30470-12-10  
**Subdivision:** OAK FOREST ADDITION (EULESS)  
**Neighborhood Code:** 3X100K

**Latitude:** 32.8584975304  
**Longitude:** -97.0888494255  
**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 12 Lot 10

**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:** 1972

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$222,455

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

**Site Number:** 01996843

**Site Name:** OAK FOREST ADDITION (EULESS)-12-10

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,188

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,387

**Land Acres<sup>\*</sup>:** 0.1925

**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:**

RUTHERFORD GENE DAVID

**Primary Owner Address:**

404 KENSINGER CT  
EULESS, TX 76039-2728

**Deed Date:** 10/30/2006

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D210020878](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RUTHERFORD GENE D;RUTHERFORD MARTHA	7/28/2000	00144560000113	0014456	0000113
GATES NANCY L	12/31/1900	00076510001576	0007651	0001576
WILSON LARRY L	12/30/1900	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	\$157,455	\$65,000	\$222,455	\$222,455
2024	\$157,455	\$65,000	\$222,455	\$213,202
2023	\$153,820	\$40,000	\$193,820	\$193,820
2022	\$136,511	\$40,000	\$176,511	\$176,511
2021	\$132,618	\$40,000	\$172,618	\$172,618
2020	\$144,678	\$40,000	\$184,678	\$184,678

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.