



**Address:** [1013 FLORENCE PLACE LN](#)  
**City:** KELLER  
**Georeference:** 27923-1-2  
**Subdivision:** NEACE ACRES  
**Neighborhood Code:** 3W030Q

**Latitude:** 32.94943  
**Longitude:** -97.2130  
**TAD Map:** 2084-464  
**MAPSCO:** TAR-024B



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** NEACE ACRES Block 1 Lot 2 N  
& S PT OF 2

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1981

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$1,273,226

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

**Site Number:** 02146908

**Site Name:** NEACE ACRES 1 2 N & S PT OF 2

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,317

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 162,565

**Land Acres<sup>\*</sup>:** 3.7320

**Pool:** Y

<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:**

BOYKIN HOWARD  
BOYKIN CYNTHIA

**Primary Owner Address:**

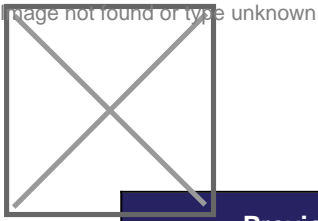
1013 FLORENCE PLACE RD  
KELLER, TX 76262-4958

**Deed Date:** 7/9/1985

**Deed Volume:** 0008238

**Deed Page:** 0001003

**Instrument:** 00082380001003



Previous Owners	Date	Instrument	Deed Volume	Deed Page
HON GORDON E;HON MARSHA R	12/31/1900	00076220001581	0007622	0001581
BOOKOUT WILLIAM K	12/30/1900	000000000000000	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	\$326,826	\$946,400	\$1,273,226	\$1,092,682
2024	\$326,826	\$946,400	\$1,273,226	\$993,347
2023	\$238,847	\$809,800	\$1,048,647	\$903,043
2022	\$364,768	\$709,800	\$1,074,568	\$820,948
2021	\$212,734	\$709,800	\$922,534	\$746,316
2020	\$196,870	\$709,800	\$906,670	\$678,469

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.