



**Address:** [107 OAK FOREST TR](#)  
**City:** EULESS  
**Georeference:** 36700-6-8  
**Subdivision:** ROYAL OAKS ESTATES  
**Neighborhood Code:** 3X100J

**Latitude:** 32.8564291105  
**Longitude:** -97.0838956678  
**TAD Map:** 2126-432  
**MAPSCO:** TAR-041Z



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** ROYAL OAKS ESTATES Block 6  
Lot 8

**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:** 1971

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$294,341

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

**Site Number:** 02571455

**Site Name:** ROYAL OAKS ESTATES-6-8

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,210

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 11,883

**Land Acres<sup>\*</sup>:** 0.2727

**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:**

SUMMERLIN LIVING TRUST

**Primary Owner Address:**

107 OAK FOREST TRL  
EULESS, TX 76039

**Deed Date:** 9/13/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224169219](#)

| Previous Owners                    | Date       | Instrument     | Deed Volume | Deed Page |
|------------------------------------|------------|----------------|-------------|-----------|
| SUMMERLIN SCOTT M;SUMMERLIN SUZANN | 2/17/1995  | 00118850001714 | 0011885     | 0001714   |
| TOIVONEN JOHN L                    | 7/18/1991  | 00103300002243 | 0010330     | 0002243   |
| TOIVONEN JOHN L;TOIVONEN LORRY A   | 4/25/1991  | 00102420002306 | 0010242     | 0002306   |
| DOWELL CONNIE;DOWELL MARVIN D      | 4/9/1986   | 00085110001308 | 0008511     | 0001308   |
| JEWEL TEATER 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 <sup>+</sup> |
|------|--------------------|-------------|--------------|------------------------------|
| 2025 | \$182,040          | \$65,000    | \$247,040    | \$247,040                    |
| 2024 | \$229,341          | \$65,000    | \$294,341    | \$266,856                    |
| 2023 | \$192,596          | \$50,000    | \$242,596    | \$242,596                    |
| 2022 | \$210,618          | \$50,000    | \$260,618    | \$240,292                    |
| 2021 | \$168,447          | \$50,000    | \$218,447    | \$218,447                    |
| 2020 | \$216,353          | \$50,000    | \$266,353    | \$250,273                    |

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

There are no exemptions for this property

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.