



**Address:** [1209 VALLEY VIEW CT](#)  
**City:** HURST  
**Georeference:** 38640-4-17  
**Subdivision:** SIMPSON PARK ADDITION  
**Neighborhood Code:** 3B030K

**Latitude:** 32.8326275451  
**Longitude:** -97.1673202152  
**TAD Map:** 2102-424  
**MAPSCO:** TAR-053L



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SIMPSON PARK ADDITION  
Block 4 Lot 17

**Jurisdictions:**

CITY OF HURST (028)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
HURST-EULESS-BEDFORD ISD (916)

**State Code:** A

**Year Built:** 1961

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$238,289

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

**Site Number:** 02767791

**Site Name:** SIMPSON PARK ADDITION-4-17

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,332

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,050

**Land Acres<sup>\*</sup>:** 0.1848

**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:**

PEARSON JANET M

**Primary Owner Address:**

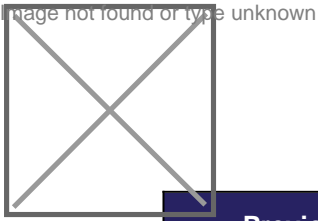
1209 VALLEY VIEW CT  
HURST, TX 76053-4535

**Deed Date:** 4/5/1993

**Deed Volume:** 0011009

**Deed Page:** 0001817

**Instrument:** 00110090001817



Previous Owners	Date	Instrument	Deed Volume	Deed Page
SQUYRES RANDALL DEAN	10/29/1976	00103560000505	0010356	0000505
OFFIELD M H	12/31/1900	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	\$191,539	\$46,750	\$238,289	\$200,754
2024	\$191,539	\$46,750	\$238,289	\$182,504
2023	\$192,679	\$29,750	\$222,429	\$165,913
2022	\$161,557	\$29,750	\$191,307	\$150,830
2021	\$156,003	\$29,750	\$185,753	\$137,118
2020	\$118,090	\$29,750	\$147,840	\$124,653

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.