



Address: [1201 TERRACE TR](#)
City: HURST
Georeference: 44300-32-12
Subdivision: VALENTINE OAKS ADDITION
Neighborhood Code: 3B020C

Latitude: 32.8308239203
Longitude: -97.181748118
TAD Map: 2096-420
MAPSCO: TAR-053J



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

PROPERTY DATA

Legal Description: VALENTINE OAKS ADDITION
Block 32 Lot 12

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: 1964

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 03235181

Site Name: VALENTINE OAKS ADDITION-32-12

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,919

Percent Complete: 100%

Land Sqft^{*}: 9,435

Land Acres^{*}: 0.2165

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:

HAMMITT CHRISTOPHER L

HAMMITT RHONDA J

Primary Owner Address:

1201 TERRACE TRL

HURST, TX 76053

Deed Date: 11/3/2020

Deed Volume:

Deed Page:

Instrument: [D221147215](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
A & S GLOBAL INVESTMENTS LLC;BINYAMIN NIR	6/19/2020	D220145115		
MYERS THE HOME BUYERS OF DALLAS LLC	6/19/2020	D220145069		
ANDERSON KATERINE	9/24/2010	D220145066	0	0
ANDERSON KATHERINE R	5/8/2008	00000000000000	0000000	0000000
ANDERSON PETER M EST	10/29/2003	D204095819	0000000	0000000
BURNS WANDA V	12/28/2001	D201318850	0035355	0000150
BURNS WANDA V	9/14/1998	00000000000000	0000000	0000000
BURNS THOMAS EST;BURNS WANDA V	11/23/1994	00118030001903	0011803	0001903
BARNHILL MARY E	12/9/1992	00000000000000	0000000	0000000
BARNHILL JULIAN R;BARNHILL MARY E	12/31/1900	00060230000964	0006023	0000964

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	\$264,940	\$65,000	\$329,940	\$329,940
2024	\$264,940	\$65,000	\$329,940	\$329,940
2023	\$270,497	\$40,000	\$310,497	\$305,839
2022	\$244,659	\$40,000	\$284,659	\$278,035
2021	\$212,759	\$40,000	\$252,759	\$252,759
2020	\$178,145	\$40,000	\$218,145	\$216,498

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

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- 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.