



Address: [514 CANYON RIDGE DR](#)
City: EULESS
Georeference: 47180-21-1
Subdivision: WILSHIRE VILLAGE ADDITION
Neighborhood Code: 3B040T

Latitude: 32.8301424565
Longitude: -97.1168480944
TAD Map: 2114-420
MAPSCO: TAR-054R



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WILSHIRE VILLAGE ADDITION
Block 21 Lot 1

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: 1964
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 03555976
Site Name: WILSHIRE VILLAGE ADDITION-21-1
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,953
Percent Complete: 100%
Land Sqft^{*}: 14,339
Land Acres^{*}: 0.3291
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:
PARAMOUNT CAPITAL INVESTMENT LLC
Primary Owner Address:
1503 ABBY WAY
ALLEN, TX 75013

Deed Date: 3/23/2023
Deed Volume:
Deed Page:
Instrument: [D223049010](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BIANCHINICORP LLC	3/23/2023	D223049009		
NESBURG JOHN A	9/10/2002	00159690000100	0015969	0000100
NESBURG JOHN A	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 ⁺
2025	\$240,076	\$70,000	\$310,076	\$310,076
2024	\$240,076	\$70,000	\$310,076	\$310,076
2023	\$291,308	\$45,000	\$336,308	\$261,105
2022	\$241,116	\$45,000	\$286,116	\$237,368
2021	\$201,464	\$45,000	\$246,464	\$215,789
2020	\$166,071	\$45,000	\$211,071	\$196,172

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.