



**Address:** [1311 YATES DR](#)  
**City:** HURST  
**Georeference:** 47930-12A6-2  
**Subdivision:** YATES ADDITION (HURST)  
**Neighborhood Code:** 3B020B

**Latitude:** 32.8353998924  
**Longitude:** -97.1717280755  
**TAD Map:** 2096-424  
**MAPSCO:** TAR-053K



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** YATES ADDITION (HURST)  
Block 12A6 Lot 2

**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:** 03677656

**Site Name:** YATES ADDITION (HURST)-12A6-2

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,594

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 25,264

**Land Acres<sup>\*</sup>:** 0.5800

**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:**

EMERY KEIN ANDREW  
EMERY BERNADETTE GOMEZ

**Primary Owner Address:**

161 OAK HURST DR  
BEDFORD, TX 76022

**Deed Date:** 5/29/2023

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220126026](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GRANT TIMOTHY ALLEN	5/27/2020	<a href="#">D220126025</a>		
FARRELL SHIRLEY MARIE GRANT;GRANT TIMOTHY ALLEN;MATHEWS SANDRA LEE GRANT;RASH PAMELA JANE GRANT	2/20/2020	<a href="#">D220126024</a>		
GRANT LILLIAN MARIE	8/20/2013	000000000000000	0000000	0000000
GRANT ALVA EDISON EST;GRANT LI	12/31/1900	00065770000013	0006577	0000013

## 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	\$271,170	\$49,300	\$320,470	\$320,470
2024	\$271,170	\$49,300	\$320,470	\$320,470
2023	\$289,526	\$58,000	\$347,526	\$250,701
2022	\$169,910	\$58,000	\$227,910	\$227,910
2021	\$126,642	\$58,000	\$184,642	\$184,642
2020	\$116,729	\$58,000	\$174,729	\$150,744

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.