



**Address:** [3507 ROYS LN](#)  
**City:** TARRANT COUNTY  
**Georeference:** A1115-2A01  
**Subdivision:** MONFORT, WILLIAM H SURVEY  
**Neighborhood Code:** 1A010Y

**Latitude:** 32.5520878774  
**Longitude:** -97.2561492777  
**TAD Map:** 2072-320  
**MAPSCO:** TAR-121W



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MONFORT, WILLIAM H  
SURVEY Abstract 1115 Tract 2A01 CITY  
BOUNDARY SPLIT REF # 04490819

**Jurisdictions:**

TARRANT COUNTY (220)  
EMERGENCY SVCS DIST #1 (222)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
MANSFIELD ISD (908)

**State Code:** C1

**Year Built:** 0

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 04060954

**Site Name:** MONFORT, WILLIAM H SURVEY-2A01-90

**Site Class:** C1 - Residential - Vacant Land

**Parcels:** 2

**Approximate Size<sup>+++</sup>:** 0

**Percent Complete:** 0%

**Land Sqft<sup>\*</sup>:** 11,020

**Land Acres<sup>\*</sup>:** 0.2530

**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:**

KIEDINGER JOHN D  
KIEDINGER MICHELLE L

**Primary Owner Address:**

3507 ROYS LN  
BURLESON, TX 76028

**Deed Date:** 5/14/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D222059215](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CLARKE FAMILY TRUST	4/7/2014	<a href="#">D222059214</a>		
CLARKE EVELYN;CLARKE WILLIAM R EST	10/16/2002	00029340000257	0002934	0000257
MANNON BETTY D;MANNON LARRY W	9/13/1999	00023990000406	0002399	0000406
MANNON BETTY D;MANNON LARRY W	4/9/1996	00123300000450	0012330	0000450
YEATS AUSTIN N	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	\$0	\$5,047	\$5,047	\$5,047
2024	\$0	\$5,047	\$5,047	\$5,047
2023	\$0	\$5,047	\$5,047	\$5,047
2022	\$0	\$3,188	\$3,188	\$3,188
2021	\$0	\$3,188	\$3,188	\$3,188
2020	\$0	\$3,188	\$3,188	\$3,188

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.