



Address: [312 AUSTIN ST](#)
City: KELLER
Georeference: 31545-3-4
Subdivision: PARK ADDITION (KELLER)
Neighborhood Code: 3K350G

Latitude: 32.9286695846
Longitude: -97.2474635867
TAD Map: 2072-456
MAPSCO: TAR-023P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: PARK ADDITION (KELLER)
Block 3 Lot 4

Jurisdictions:

CITY OF KELLER (013)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A

Year Built: 1992

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 04746201

Site Name: PARK ADDITION (KELLER)-3-4

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,630

Percent Complete: 100%

Land Sqft^{*}: 8,308

Land Acres^{*}: 0.1907

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:

BURNS ALAN L
BURNS CHRISTINE

Primary Owner Address:

312 AUSTIN ST
KELLER, TX 76248-2246

Deed Date: 12/22/1993

Deed Volume: 0011396

Deed Page: 0001545

Instrument: 00113960001545

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GRANT RICKY LEE;GRANT SUSAN J	7/24/1992	00107280002171	0010728	0002171
SANDERS BURNIS	3/11/1992	00105740000205	0010574	0000205
G R Y INC	11/17/1988	00094520002247	0009452	0002247
YOUNGBLOOD BUILDERS INC	9/7/1988	00093720000308	0009372	0000308
G R Y INC	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	\$240,733	\$81,048	\$321,781	\$321,781
2024	\$240,733	\$81,048	\$321,781	\$321,781
2023	\$241,957	\$81,048	\$323,005	\$304,031
2022	\$202,009	\$81,048	\$283,057	\$276,392
2021	\$211,265	\$40,000	\$251,265	\$251,265
2020	\$203,707	\$40,000	\$243,707	\$236,102

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.