



Address: [308 ROY LN](#)
City: KELLER
Georeference: 31545-7-3
Subdivision: PARK ADDITION (KELLER)
Neighborhood Code: 3K350G

Latitude: 32.9297984258
Longitude: -97.2456282606
TAD Map: 2078-456
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 7 Lot 3

Jurisdictions:

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

State Code: A

Year Built: 1987

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 04747097

Site Name: PARK ADDITION (KELLER)-7-3

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,645

Percent Complete: 100%

Land Sqft^{*}: 8,403

Land Acres^{*}: 0.1929

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:

BENSON LINDA L
BENSON DENNIS K

Primary Owner Address:

652 ROCK SPRINGS DR
KELLER, TX 76248

Deed Date: 6/25/2021

Deed Volume:

Deed Page:

Instrument: [D221186035](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
YEAGER LEASE PROPERTIES LLC	5/31/2016	D216124925		
YEAGER REVOCABLE TRUST	8/24/2009	D209230216	0000000	0000000
YEAGER KAREN YEAGER;YEAGER MATTHEW	3/20/2009	D209085887	0000000	0000000
SAMPSEL JOANNE NEWBERGER	5/15/2005	D209085886	0000000	0000000
SAMPSEL JOANNE;SAMPSEL RONALD EST	3/6/2001	00147670000406	0014767	0000406
HEFFERNAN CHRISTINA;HEFFERNAN M P	4/27/1998	00132040000208	0013204	0000208
OHNSTAD BRADLEY A;OHNSTAD DIANNE	10/5/1989	00097400001997	0009740	0001997
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	\$280,222	\$81,982	\$362,204	\$362,204
2024	\$280,222	\$81,982	\$362,204	\$362,204
2023	\$277,310	\$81,982	\$359,292	\$359,292
2022	\$208,778	\$81,982	\$290,760	\$290,760
2021	\$217,942	\$40,000	\$257,942	\$257,942
2020	\$197,718	\$40,000	\$237,718	\$237,718

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.