



Address: [348 ROY LN](#)
City: KELLER
Georeference: 31545-7-13
Subdivision: PARK ADDITION (KELLER)
Neighborhood Code: 3K350G

Latitude: 32.9276893961
Longitude: -97.2456423063
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 13

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

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 04747208

Site Name: PARK ADDITION (KELLER)-7-13

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,779

Percent Complete: 100%

Land Sqft^{*}: 8,719

Land Acres^{*}: 0.2001

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:

JCH WILLIAMS PROPERTIES LLC

Primary Owner Address:

3111 COVESIDE
GRAPEVINE, TX 76051-2418

Deed Date: 10/28/2016

Deed Volume:

Deed Page:

Instrument: [D216258774](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CALHOUN HANNAH;CALHOUN NEAL	2/10/2009	D209043846	0000000	0000000
DECKER MARKUS C	6/6/2000	00143990000299	0014399	0000299
ASFAR JOHN;ASFAR LEE L	5/24/1993	00110780001102	0011078	0001102
MCPHERSON BRIAN R ETAL LESLIE	1/15/1991	00101600001360	0010160	0001360
PETERS LYNNE A;PETERS NOEL A	8/22/1988	00093640000018	0009364	0000018
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	\$317,294	\$85,085	\$402,379	\$402,379
2024	\$317,294	\$85,085	\$402,379	\$402,379
2023	\$261,756	\$85,085	\$346,841	\$346,841
2022	\$236,269	\$85,085	\$321,354	\$321,354
2021	\$246,657	\$40,000	\$286,657	\$286,657
2020	\$240,498	\$40,000	\$280,498	\$280,498

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.