



**Address:** [2306 HARRINGTON CT](#)  
**City:** EULESS  
**Georeference:** 27355-G-26  
**Subdivision:** MC CORMICK FARM ADDITION  
**Neighborhood Code:** 3C200K

**Latitude:** 32.869351243  
**Longitude:** -97.0770750992  
**TAD Map:** 2126-436  
**MAPSCO:** TAR-042S



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MC CORMICK FARM ADDITION  
Block G Lot 26

**Jurisdictions:**  
CITY OF EULESS (025)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
GRAPEVINE-COLLEYVILLE ISD (906)  
**State Code:** A  
**Year Built:** 1984  
**Personal Property Account:** N/A  
**Agent:** CHANDLER CROUCH (11730)  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 05076730  
**Site Name:** MC CORMICK FARM ADDITION-G-26  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,865  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 8,530  
**Land Acres<sup>\*</sup>:** 0.1958  
**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:**  
PAN PHILBERT  
**Primary Owner Address:**  
2306 HARRINGTON CT  
EULESS, TX 76039-4241

**Deed Date:** 2/26/1999  
**Deed Volume:** 0013695  
**Deed Page:** 0000136  
**Instrument:** 00136950000136

Previous Owners	Date	Instrument	Deed Volume	Deed Page
JOHNSON KARRY L;JOHNSON M F	4/29/1994	00115780000973	0011578	0000973
HENDRIX CHARLES;HENDRIX CYNTHIA	4/4/1984	00077890001452	0007789	0001452
MCCORMICK DEVELOPMENT CORP	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	\$192,396	\$97,900	\$290,296	\$290,296
2024	\$192,396	\$97,900	\$290,296	\$290,296
2023	\$235,157	\$97,900	\$333,057	\$312,785
2022	\$204,885	\$97,900	\$302,785	\$284,350
2021	\$217,884	\$55,000	\$272,884	\$258,500
2020	\$180,000	\$55,000	\$235,000	\$235,000

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.