



Address: [188 MERLIN WAY](#)
City: EULESS
Georeference: 27355-L-188
Subdivision: MC CORMICK FARM ADDITION
Neighborhood Code: A3G010T

Latitude: 32.8691956719
Longitude: -97.0803995222
TAD Map: 2126-436
MAPSCO: TAR-041V



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 L Lot 188 & PART OF COMMON AREA

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: 1983

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$198,000

Protest Deadline Date: 5/24/2024

Site Number: 05079942

Site Name: MC CORMICK FARM ADDITION-L-188-40

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,120

Percent Complete: 100%

Land Sqft^{*}: 0

Land Acres^{*}: 0.0000

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:

VALAYANGAT CHANDRAHASAN
VALAYANGAT U M

Primary Owner Address:

188 MERLIN WAY
EULESS, TX 76039-4214

Deed Date: 8/2/2013

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D213204439](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HINES JAMES A JR	6/19/2001	00149710000086	0014971	0000086
THOMAS HOLLY L	7/25/1996	00124500000677	0012450	0000677
FINN ROBERT W;FINN TRINA	4/12/1993	00110220000890	0011022	0000890
HARDING MARK E	4/24/1984	00078060000633	0007806	0000633
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 ⁺
2025	\$133,000	\$50,000	\$183,000	\$183,000
2024	\$148,000	\$50,000	\$198,000	\$177,156
2023	\$206,000	\$25,000	\$231,000	\$161,051
2022	\$125,000	\$25,000	\$150,000	\$146,410
2021	\$125,000	\$25,000	\$150,000	\$133,100
2020	\$128,183	\$21,817	\$150,000	\$121,000

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.