



Address: [312 CINDY CT](#)
City: KELLER
Georeference: 31545-11-4
Subdivision: PARK ADDITION (KELLER)
Neighborhood Code: 3K350G

Latitude: 32.9288862044
Longitude: -97.2447480165
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 11 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: 1985

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$450,563

Protest Deadline Date: 5/24/2024

Site Number: 05093465

Site Name: PARK ADDITION (KELLER)-11-4

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,090

Percent Complete: 100%

Land Sqft^{*}: 11,211

Land Acres^{*}: 0.2573

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:

DEES BRYAN DAVID
SPARRER CARIE

Primary Owner Address:

312 CINDY CT
KELLER, TX 76248

Deed Date: 5/7/2020

Deed Volume:

Deed Page:

Instrument: [D220107533](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KENT LESLIE;KENT STEVEN	11/17/1992	00108610000988	0010861	0000988
MOZINGO AMBER;MOZINGO TODD	5/23/1986	00085570000369	0008557	0000369
JACK BROCK BUILDER INC	12/3/1985	00083850001316	0008385	0001316
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	\$291,605	\$109,395	\$401,000	\$401,000
2024	\$341,168	\$109,395	\$450,563	\$406,113
2023	\$295,993	\$109,395	\$405,388	\$369,194
2022	\$253,894	\$109,395	\$363,289	\$335,631
2021	\$265,119	\$40,000	\$305,119	\$305,119
2020	\$240,410	\$40,000	\$280,410	\$255,749

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.