



**Address:** [708 INDIAN SPRING](#)  
**City:** KENNEDALE  
**Georeference:** 37949-3-10  
**Subdivision:** SHADY CREEK ADDN (KENNEDEALE)  
**Neighborhood Code:** 1L100D

**Latitude:** 32.6530227626  
**Longitude:** -97.2126828032  
**TAD Map:** 2084-356  
**MAPSCO:** TAR-094X



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SHADY CREEK ADDN  
(KENNEDEALE) Block 3 Lot 10

**Jurisdictions:**

CITY OF KENNEDALE (014)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
KENNEDEALE ISD (914)

**State Code:** A

**Year Built:** 1985

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

**Protest Deadline Date:** 5/24/2024

**Site Number:** 05614155

**Site Name:** SHADY CREEK ADDN (KENNEDEALE)-3-10

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,335

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 39,370

**Land Acres<sup>\*</sup>:** 0.9038

**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:**

RANSOM THAMEENA

**Primary Owner Address:**

708 INDIAN SPRINGS TR  
KENNEDEALE, TX 76060-5406

**Deed Date:** 3/5/2012

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D212054028](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FANNIE MAE	6/7/2011	<a href="#">D211140900</a>	0000000	0000000
CHAMPLIN JENNIFER C;CHAMPLIN TRACY	6/17/2005	<a href="#">D207357744</a>	0000000	0000000
ALBRO JEFFREY S;ALBRO SONDI C	12/23/1994	00118360001470	0011836	0001470
SEAFIRST MORTGAGE CORP	9/7/1993	00112350000469	0011235	0000469
HIBBARD SHIRLEY;HIBBARD STEPHEN	6/4/1986	00085690000061	0008569	0000061
RAINS DIANA;RAINS RICK R	8/28/1985	00082910000451	0008291	0000451
RAINS DEVELOPMENT CO	8/30/1984	00079360001943	0007936	0001943
G W ROBBINS CO	1/1/1984	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	\$340,920	\$119,080	\$460,000	\$460,000
2024	\$340,920	\$119,080	\$460,000	\$460,000
2023	\$430,345	\$99,080	\$529,425	\$454,007
2022	\$313,561	\$99,173	\$412,734	\$412,734
2021	\$250,846	\$135,570	\$386,416	\$385,990
2020	\$250,846	\$135,570	\$386,416	\$350,900

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.