



Address: [1441 CAT MOUNTAIN TR](#)
City: KELLER
Georeference: 18097-4-3
Subdivision: HIGHLAND OAKS ADDITION
Neighborhood Code: 3K340K

Latitude: 32.9045679225
Longitude: -97.2279726604
TAD Map: 2078-448
MAPSCO: TAR-037D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HIGHLAND OAKS ADDITION
Block 4 Lot 3

Jurisdictions:

CITY OF KELLER (013)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A

Year Built: 1986

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$450,758

Protest Deadline Date: 5/24/2024

Site Number: 05789931

Site Name: HIGHLAND OAKS ADDITION-4-3

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,836

Percent Complete: 100%

Land Sqft^{*}: 7,326

Land Acres^{*}: 0.1681

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:

PERRIN BEVERLY JEAN

Primary Owner Address:

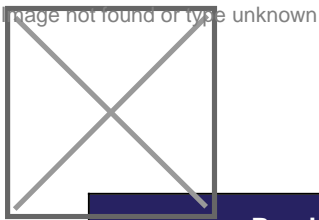
1441 CAT MOUNTAIN TR
KELLER, TX 76248-3253

Deed Date: 6/29/1987

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D212008172](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
PERRIN BEVERLY;PERRIN GEORGE SR	5/29/1987	00090470002359	0009047	0002359
PERRIN BEVERLY;PERRIN GEORGE SR	5/28/1987	00089650002386	0008965	0002386
DELTA IV HOMES INC	1/3/1986	00084170000251	0008417	0000251
HIGHLAND OAKS OF KELLER INC	1/1/1985	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	\$360,758	\$90,000	\$450,758	\$450,758
2024	\$360,758	\$90,000	\$450,758	\$412,171
2023	\$342,615	\$90,000	\$432,615	\$374,701
2022	\$319,411	\$60,000	\$379,411	\$340,637
2021	\$275,565	\$60,000	\$335,565	\$309,670
2020	\$242,975	\$60,000	\$302,975	\$281,518

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.