



**Address:** [7401 ELMAN LN](#)  
**City:** TARRANT COUNTY  
**Georeference:** 12883-1-20  
**Subdivision:** ESTATE ADDITION, THE  
**Neighborhood Code:** 2Y300E

**Latitude:** 32.947781201  
**Longitude:** -97.5265354594  
**TAD Map:** 1988-464  
**MAPSCO:** TAR-015C



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** ESTATE ADDITION, THE Block  
1 Lot 20

**Jurisdictions:**

TARRANT COUNTY (220)  
EMERGENCY SVCS DIST #1 (222)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
AZLE ISD (915)

**State Code:** A

**Year Built:** 2015

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 06010962

**Site Name:** ESTATE ADDITION, THE-1-20

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,241

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 45,520

**Land Acres<sup>\*</sup>:** 1.0450

**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:**

REGAN SEAN CHRISTOPHER  
REGAN IN K

**Primary Owner Address:**

7401 ELMAN LN  
AZLE, TX 76020

**Deed Date:** 9/20/2018

**Deed Volume:**

**Deed Page:**

**Instrument:** [D218211322](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CAMPBELL GERALD P;CAMPBELL LAURA A	12/15/2015	<a href="#">D215284761</a>		
TTT HOMES LLC	5/26/2015	<a href="#">D215110886</a>		
BRAZEAL GUS;BRAZEAL WALENE BRAZEAL	2/17/2004	<a href="#">D204082133</a>	0000000	0000000
ERKER CAROLYN;ERKER RICHARD	4/27/2001	00149430000236	0014943	0000236
ESTATE LIVING INC	1/1/1986	000000000000000	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	\$360,959	\$83,175	\$444,134	\$444,134
2024	\$360,959	\$83,175	\$444,134	\$444,134
2023	\$361,880	\$83,175	\$445,055	\$445,055
2022	\$362,801	\$43,175	\$405,976	\$405,976
2021	\$274,042	\$43,175	\$317,217	\$317,217
2020	\$276,375	\$36,125	\$312,500	\$312,500

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.