



Address: [1511 CAT MOUNTAIN TR](#)
City: KELLER
Georeference: 18097-4-12
Subdivision: HIGHLAND OAKS ADDITION
Neighborhood Code: 3K340K

Latitude: 32.9028984664
Longitude: -97.2277758271
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 12

Jurisdictions:

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

State Code: A

Year Built: 1989

Personal Property Account: N/A

Agent: LAW OFFICE OF KUSH PATEL PLLC (01292)

Notice Sent Date: 4/15/2025

Notice Value: \$481,000

Protest Deadline Date: 5/24/2024

Site Number: 06338046

Site Name: HIGHLAND OAKS ADDITION-4-12

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,467

Percent Complete: 100%

Land Sqft^{*}: 7,631

Land Acres^{*}: 0.1751

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:

AVARO FAMILY TRUST

Primary Owner Address:

1511 CAT MOUNTAIN TRL
KELLER, TX 76248

Deed Date: 3/3/2022

Deed Volume:

Deed Page:

Instrument: [D222122959](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
AVARO ANA;AVARO EMANUELE	10/29/2018	D218241215		
MCMINDES STEPHEN J	1/22/2016	D216014627		
MCMINDES JIMMA;MCMINDES STEVE	5/6/2013	D213116305	0000000	0000000
TX HOMES LLC	9/28/2012	D212246390	0000000	0000000
BRYAN JULIE;BRYAN MARK	11/9/2004	D204354139	0000000	0000000
SANT MARGRET;SANT TYLER	6/11/2002	00157580000208	0015758	0000208
RANDOLPH ANN;RANDOLPH STEPHEN E	6/16/1989	00096230000513	0009623	0000513
DAVIS & ASSOC REAL ESTATE INC	3/17/1989	00095440002289	0009544	0002289
RUST-HARRIS JOINT VENTURE	1/8/1988	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	\$391,000	\$90,000	\$481,000	\$481,000
2024	\$391,000	\$90,000	\$481,000	\$438,499
2023	\$367,000	\$90,000	\$457,000	\$398,635
2022	\$370,187	\$60,000	\$430,187	\$362,395
2021	\$305,615	\$60,000	\$365,615	\$329,450
2020	\$239,500	\$60,000	\$299,500	\$299,500

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

- 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.