



Address: [699 N TRAIL ST](#)
City: CROWLEY
Georeference: A1684-1D
Subdivision: WELLS, SAMUEL T SURVEY
Neighborhood Code: 4B030H

Latitude: 32.5935086356
Longitude: -97.3633270535
TAD Map: 2036-336
MAPSCO: TAR-118A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WELLS, SAMUEL T SURVEY
Abstract 1684 Tract 1D (11.463 AC INTO PLAT REF
D222229674 PIDN 22191 & 2 NEW SEP TRS

Jurisdictions:

CITY OF CROWLEY (006)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KARIS MUNICIPAL MGMT DIST (421)
CROWLEY ISD (914)
Site Number: 80034209
Site Name: WELLS, SAMUEL T SURVEY Abstract 1684 Tract 1D (11.463 AC INTO PL
Site Class: C1 - Residential - Vacant Land
Parcels: 3
Approximate Size+++: 0

State Code: C1 **Percent Complete:** 0%

Year Built: 0 **Land Sqft*:** 4,487

Personal Property Account: N/A 0.1030

Agent: RYAN LLC (0330)

Protest Deadline

Date: 5/24/2024

+++ Rounded.

* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:
CH TNC KARIS OWNER LLC
Primary Owner Address:
2201 E LAMAR BLVD STE 115
ARLINGTON, TX 76006

Deed Date: 3/26/2021
Deed Volume:
Deed Page:
Instrument: [D221110835](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GERALD J BAUER TRUST	1/7/2013	D215290951-CWD	0	0
LAGUNA POINT LTD	9/28/2004	D205039826	0000000	0000000
NORTH CROWLEY LLC	12/21/1999	00142330000225	0014233	0000225
H & G DEVELOPMENT LLC	5/6/1999	00138630000417	0013863	0000417
BAUER GERALD J;BAUER HEIDI A	12/12/1994	00118360001599	0011836	0001599
MERIDIAN SAVINGS ASSN	4/20/1987	00089210001413	0008921	0001413

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	\$0	\$4,635	\$4,635	\$4,635
2024	\$0	\$4,635	\$4,635	\$4,635
2023	\$0	\$4,635	\$4,635	\$4,635
2022	\$0	\$159,395	\$159,395	\$962
2021	\$0	\$131,740	\$131,740	\$986
2020	\$0	\$182,100	\$182,100	\$1,445

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.