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**Address:** [612 MUIRFIELD RD](#)  
**City:** KELLER  
**Georeference:** 17659G-I-26  
**Subdivision:** HEATHERWOOD ESTATES-KELLER  
**Neighborhood Code:** 3K340J

**Latitude:** 32.9112866983  
**Longitude:** -97.2378591558  
**TAD Map:** 2078-452  
**MAPSCO:** TAR-023Y



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

## PROPERTY DATA

**Legal Description:** HEATHERWOOD ESTATES-  
KELLER Block I Lot 26 & J EDMONDS SURVEY  
ABSTRACT 457 TR 3D16D

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1997

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$546,797

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

**Site Number:** 06909140

**Site Name:** HEATHERWOOD ESTATES-KELLER-I-26-20

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,121

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 11,151

**Land Acres<sup>\*</sup>:** 0.2559

**Pool:** Y

<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:**

SELLEN FAMILY TRUST

**Primary Owner Address:**

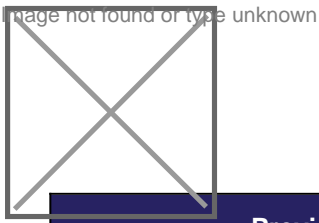
612 MUIRFIELD RD  
KELLER, TX 76248

**Deed Date:** 4/18/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224066723](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
SELLEN CHRISTOPHER R	5/10/2019	<a href="#">D219100964</a>		
SELLEN ARTHUR ROBERT;SELLEN JOAN LEE	2/15/2019	<a href="#">D219030064</a>		
AMERICAN ESCROW & CLOSING COMPANY	2/15/2019	<a href="#">D219030063</a>		
DOBBS MARK A;DOBBS SHELLEY K	4/16/2015	<a href="#">D215118926</a>		
DOBBS MARK A;DOBBS SHELLEY	4/7/2010	<a href="#">D210082994</a>	0000000	0000000
LASHLEY CRAIG M;LASHLEY MELANIE	5/26/2004	<a href="#">D204173833</a>	0000000	0000000
SOUTHERN KELLI;SOUTHERN TIMOTHY J	5/24/2002	00158940000133	0015894	0000133
MCKNETT WILLIAM A	4/2/1998	00131600000587	0013160	0000587
SOVEREIGN TEXAS HOMES LTD	8/7/1997	00128660000116	0012866	0000116
CENTENNIAL HOMES INC	1/1/1996	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	\$451,797	\$95,000	\$546,797	\$546,797
2024	\$451,797	\$95,000	\$546,797	\$546,797
2023	\$471,268	\$95,000	\$566,268	\$525,127
2022	\$431,147	\$60,000	\$491,147	\$477,388
2021	\$373,989	\$60,000	\$433,989	\$433,989
2020	\$337,353	\$60,000	\$397,353	\$397,353

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)

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## Tarrant Appraisal District Property Information | PDF

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.