



**Address:** [1714 CHATHAM LN](#)  
**City:** KELLER  
**Georeference:** 47924-B-3  
**Subdivision:** WYNDHAM VILLAGE ADDITION  
**Neighborhood Code:** 3K340B

**Latitude:** 32.903943202  
**Longitude:** -97.2393856963  
**TAD Map:** 2078-448  
**MAPSCO:** TAR-037C



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** WYNDHAM VILLAGE ADDITION  
Block B 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:** 1998  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 07005113  
**Site Name:** WYNDHAM VILLAGE ADDITION-B-3  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,830  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 5,000  
**Land Acres<sup>\*</sup>:** 0.1147  
**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:**  
PATEL MANISHA  
**Primary Owner Address:**  
1714 CHATHAM LN  
KELLER, TX 76248-8280

**Deed Date:** 2/14/2023  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D223081968](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PATEL DIMPLE;PATEL MANISHA	4/29/1999	00138030000418	0013803	0000418
C & N GROUP INC	2/27/1998	00131180000215	0013118	0000215
TRIWEST ENTERPRISES INC	1/1/1997	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	\$337,706	\$48,790	\$386,496	\$386,496
2024	\$337,706	\$48,790	\$386,496	\$369,962
2023	\$339,365	\$48,790	\$388,155	\$336,329
2022	\$300,335	\$48,790	\$349,125	\$305,754
2021	\$232,287	\$50,000	\$282,287	\$277,958
2020	\$233,412	\$50,000	\$283,412	\$252,689

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.