



Address: [2702 WILDCREEK TR](#)
City: KELLER
Georeference: 1159J-7-33
Subdivision: ASHBROOK AT HIDDEN LAKES ADDN
Neighborhood Code: 3K370B

Latitude: 32.9233048245
Longitude: -97.1952586683
TAD Map: 2090-456
MAPSCO: TAR-024V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ASHBROOK AT HIDDEN LAKES
ADDN Block 7 Lot 33

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

Notice Sent Date: 4/15/2025

Notice Value: \$805,699

Protest Deadline Date: 5/24/2024

Site Number: 07199627

Site Name: ASHBROOK AT HIDDEN LAKES ADDN-7-33

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,941

Percent Complete: 100%

Land Sqft^{*}: 6,308

Land Acres^{*}: 0.1448

Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

YACH BRYAN W
YACH BRITTANY M

Primary Owner Address:

2702 WILDCREEK TRL
KELLER, TX 76248

Deed Date: 8/29/2019

Deed Volume:

Deed Page:

Instrument: [D219200667](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MCKINZIE BRAD A;MCKINZIE SILVIA L	6/6/2012	D212139610	0000000	0000000
MAYS CHAPMAN R;MAYS LETICIA D	7/16/2002	00158270000259	0015827	0000259
SOUTHERN C L;SOUTHERN CARMEN RAY	10/30/2000	00145950000070	0014595	0000070
ROBERTS NORMA J;ROBERTS STEVEN J	1/8/1999	001360500000515	0013605	0000515
DREES CUSTOM HOMES	6/15/1998	00132740000203	0013274	0000203
HIDDEN LAKES-DREES PRTNSHP #2	1/1/1998	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	\$744,159	\$61,540	\$805,699	\$749,466
2024	\$744,159	\$61,540	\$805,699	\$681,333
2023	\$637,128	\$61,540	\$698,668	\$619,394
2022	\$544,814	\$61,540	\$606,354	\$563,085
2021	\$431,895	\$80,000	\$511,895	\$511,895
2020	\$408,979	\$80,000	\$488,979	\$488,979

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.