



Address: [813 SHASTA LN](#)
City: KELLER
Georeference: 14218D-3-7
Subdivision: FOREST LAKES ESTATES ADDITION
Neighborhood Code: 3K350K

Latitude: 32.9219527662
Longitude: -97.2362828214
TAD Map: 2078-456
MAPSCO: TAR-023U



Google Map or type unknown

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

PROPERTY DATA

Legal Description: FOREST LAKES ESTATES
ADDITION Block 3 Lot 7

Jurisdictions:

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

State Code: A

Year Built: 1999

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$639,765

Protest Deadline Date: 5/24/2024

Site Number: 07200226

Site Name: FOREST LAKES ESTATES ADDITION-3-7

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,400

Percent Complete: 100%

Land Sqft^{*}: 11,979

Land Acres^{*}: 0.2750

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:

HIGGINS SEAN
HIGGINS MONICA

Primary Owner Address:

813 SHASTA LN
KELLER, TX 76248

Deed Date: 6/1/2020

Deed Volume:

Deed Page:

Instrument: [D220124834](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
THOMPSON JOHN F;THOMPSON MEGAN D	12/19/2018	D218277215		
CROW CHERYL;CROW GORDON JR	12/30/1999	00141620000595	0014162	0000595
DREES CUSTOM HOMES LP	2/11/1999	00136660000442	0013666	0000442
CENTURION AMERICAN CUS HOMES	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	\$522,890	\$116,875	\$639,765	\$639,765
2024	\$522,890	\$116,875	\$639,765	\$635,743
2023	\$525,446	\$116,875	\$642,321	\$577,948
2022	\$432,632	\$116,875	\$549,507	\$525,407
2021	\$382,643	\$95,000	\$477,643	\$477,643
2020	\$304,452	\$95,000	\$399,452	\$399,452

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.