



Address: [2407 BRUSHCREEK DR](#)
City: KELLER
Georeference: 33957J-B-3-71
Subdivision: RETREAT AT HIDDEN LAKES, THE
Neighborhood Code: 3K380G

Latitude: 32.9202049404
Longitude: -97.1980358832
TAD Map: 2090-456
MAPSCO: TAR-024U



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RETREAT AT HIDDEN LAKES,
THE Block B Lot 3 PER PLAT A-4689

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

Protest Deadline Date: 5/24/2024

Site Number: 07237472

Site Name: RETREAT AT HIDDEN LAKES, THE-B-3-71

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,996

Percent Complete: 100%

Land Sqft^{*}: 10,917

Land Acres^{*}: 0.2506

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:

HILLARY L FRANZ REVOCABLE TRUST

Primary Owner Address:

2407 BRUSHCREEK DR
KELLER, TX 76248

Deed Date: 5/25/2021

Deed Volume:

Deed Page:

Instrument: [D221154027](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RANDOLPH DAVID J;RANDOLPH KATHLEEN M	5/19/2016	D216109678		
CAO ANNA V;CAO PETER	7/23/2003	D203278271	0017005	0000121
DAVIS DWIGHT;DAVIS JUDITH C	12/17/1999	00141470000195	0014147	0000195
DREES CUSTOM HOMES LP	6/22/1999	00138800000442	0013880	0000442
LUMBERMENS INVESTMENT CORP	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	\$674,103	\$106,505	\$780,608	\$780,608
2024	\$674,103	\$106,505	\$780,608	\$780,608
2023	\$701,357	\$106,505	\$807,862	\$733,509
2022	\$560,321	\$106,505	\$666,826	\$666,826
2021	\$438,951	\$115,000	\$553,951	\$502,945
2020	\$342,223	\$115,000	\$457,223	\$457,223

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.