



**Address:** [1240 TRAILWOOD DR](#)  
**City:** HURST  
**Georeference:** 44300-32-20R2  
**Subdivision:** VALENTINE OAKS ADDITION  
**Neighborhood Code:** A3M020V

**Latitude:** 32.8326587446  
**Longitude:** -97.1825442762  
**TAD Map:** 2096-424  
**MAPSCO:** TAR-053J



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** VALENTINE OAKS ADDITION  
Block 32 Lot 20R2

**Jurisdictions:**  
CITY OF HURST (028)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
HURST-EULESS-BEDFORD ISD (916)  
**State Code:** A  
**Year Built:** 1999  
**Personal Property Account:** N/A  
**Agent:** UPTG (00670)  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 07380666  
**Site Name:** VALENTINE OAKS ADDITION-32-20R2  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,529  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 6,898  
**Land Acres<sup>\*</sup>:** 0.1583  
**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:**  
BROWN JOSEPH D III  
**Primary Owner Address:**  
480 CO RD 2225  
IREDELL, TX 76649

**Deed Date:** 12/20/2002  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** 000000000000000

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BROWN JOSEPH D III;BROWN MELINDA	1/12/2001	00146900000302	0014690	0000302
TAHOE CUSTOM BUILDERS INC	7/20/1999	00129360000169	0012936	0000169
PARK PLACE BUILDERS INC	1/1/1999	000000000000000	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	\$261,000	\$20,000	\$281,000	\$281,000
2024	\$261,000	\$20,000	\$281,000	\$281,000
2023	\$266,000	\$20,000	\$286,000	\$286,000
2022	\$147,000	\$20,000	\$167,000	\$167,000
2021	\$147,000	\$20,000	\$167,000	\$167,000
2020	\$187,881	\$20,000	\$207,881	\$207,881

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

There are no exemptions for this property

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.