



Address: [1413 DIAR LN](#)
City: KELLER
Georeference: 44716C-A-25
Subdivision: VILLAS AT TOWN CENTER ADDN
Neighborhood Code: 3K370J

Latitude: 32.9321726843
Longitude: -97.2195288985
TAD Map: 2084-460
MAPSCO: TAR-024J



Google Map or type unknown

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

PROPERTY DATA

Legal Description: VILLAS AT TOWN CENTER
ADDN Block A Lot 25

Jurisdictions:

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

State Code: A

Year Built: 2001

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 07389965

Site Name: VILLAS AT TOWN CENTER ADDN-A-25

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,251

Percent Complete: 100%

Land Sqft^{*}: 5,500

Land Acres^{*}: 0.1262

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:

THE FINNEY FAMILY TRUST

Primary Owner Address:

1413 DIAR LN
KELLER, TX 76248

Deed Date: 2/24/2023

Deed Volume:

Deed Page:

Instrument: [D223033056](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FINNEY CHARLES L;FINNEY LYNDA S	10/28/2022	D222262232		
THE RITTER REVOCABLE TRUST	3/1/2017	D217049180		
RITTER DOUGLAS K;RITTER NANCY C	10/5/2015	D215230374		
COTTINGAME KAREN ELIZABETH	12/12/2013	D213314274	0000000	0000000
ELDER MARJORIE E	1/28/2002	00154380000248	0015438	0000248
ADAMS HOMES INC	10/17/2000	00145800000484	0014580	0000484
RANDALL W GARRETT CONSTRUCTION	10/10/2000	00145800000483	0014580	0000483
FIRST STATE BANK GAINESVILLE	9/18/2000	00145280000512	0014528	0000512
VILLAS OF TOWN CENTER LLC	1/1/1999	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	\$432,980	\$85,000	\$517,980	\$517,980
2024	\$432,980	\$85,000	\$517,980	\$517,980
2023	\$427,000	\$85,000	\$512,000	\$512,000
2022	\$360,207	\$85,000	\$445,207	\$433,247
2021	\$308,861	\$85,000	\$393,861	\$393,861
2020	\$282,911	\$85,000	\$367,911	\$367,911

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.