



**Address:** [316 FANNING DR](#)  
**City:** HURST  
**Georeference:** 19229-2-5  
**Subdivision:** HOWARD HILLS ESTATES ADDITION  
**Neighborhood Code:** 3B010A

**Latitude:** 32.81423751  
**Longitude:** -97.2004422162  
**TAD Map:** 2090-416  
**MAPSCO:** TAR-052U



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HOWARD HILLS ESTATES  
ADDITION Block 2 Lot 5

**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:** 2000

**Personal Property Account:** N/A

**Agent:** OCONNOR & ASSOCIATES (00436)

**Protest Deadline Date:** 5/24/2024

**Site Number:** 07391617

**Site Name:** HOWARD HILLS ESTATES ADDITION-2-5

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,269

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 13,664

**Land Acres<sup>\*</sup>:** 0.3136

**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:**

KUBALA DAVID M  
KUBALA A L FERGUSON

**Primary Owner Address:**

316 FANNING DR  
HURST, TX 76053-5302

**Deed Date:** 4/11/2012

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D212088233](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
JOHNSON RICHARD A	6/28/2007	<a href="#">D207228569</a>	0000000	0000000
KOELZER CHRISTY;KOELZER HELMUTH	9/9/2000	000000000000000	0000000	0000000
KOELZER CHRISTY SULAK;KOELZER H P	6/12/2000	00143940000453	0014394	0000453
NATIONWIDE AFFORDABLE HOUSING	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	\$278,492	\$69,160	\$347,652	\$347,652
2024	\$296,789	\$69,160	\$365,949	\$365,949
2023	\$348,672	\$57,328	\$406,000	\$344,850
2022	\$271,212	\$57,389	\$328,601	\$313,500
2021	\$225,000	\$60,000	\$285,000	\$285,000
2020	\$225,000	\$60,000	\$285,000	\$285,000

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.