



**Address:** [4820 EAGLE TRACE DR](#)  
**City:** FORT WORTH  
**Georeference:** 8537M-2-13  
**Subdivision:** COVENTRY HILLS ADDITION  
**Neighborhood Code:** 3K800D

**Latitude:** 32.8938447904  
**Longitude:** -97.2802551282  
**TAD Map:** 2066-444  
**MAPSCO:** TAR-036F



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** COVENTRY HILLS ADDITION  
Block 2 Lot 13

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
KELLER ISD (907)

**State Code:** A

**Year Built:** 2003

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

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

**Site Number:** 07574193

**Site Name:** COVENTRY HILLS ADDITION-2-13

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,650

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,250

**Land Acres<sup>\*</sup>:** 0.1205

**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:**

THIES MATTHEW  
LEE YESEUL

**Primary Owner Address:**

4820 EAGLE TRACE DR  
KELLER, TX 76244

**Deed Date:** 10/21/2019

**Deed Volume:**

**Deed Page:**

**Instrument:** [D219241970](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MACMORAN JUDITH A	8/23/2017	<a href="#">D217200687</a>		
MACMORRAN JUDITH A	10/14/2014	<a href="#">D214227634</a>		
RUSSELL ROXANA E	5/11/2009	<a href="#">D209147238</a>	0000000	0000000
US BANK NATL ASSOC	3/3/2009	<a href="#">D209067656</a>	0000000	0000000
JOHNSON JOHN G	8/11/2005	<a href="#">D205235781</a>	0000000	0000000
GOKE LESLIE	2/5/2004	<a href="#">D204047658</a>	0000000	0000000
CLASSIC C HOMES INC	5/30/2003	00167880000390	0016788	0000390
CLASSIC CENTURY HOMES LTD	3/29/2003	00165380000136	0016538	0000136
HOLIGAN LAND DEV LP	3/28/2003	00165380000135	0016538	0000135
SOUTHFORK DEV LTD	1/1/2000	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 <sup>+</sup>
2025	\$222,389	\$60,000	\$282,389	\$282,389
2024	\$222,389	\$60,000	\$282,389	\$282,389
2023	\$248,821	\$60,000	\$308,821	\$256,911
2022	\$214,102	\$45,000	\$259,102	\$233,555
2021	\$167,323	\$45,000	\$212,323	\$212,323
2020	\$159,867	\$45,000	\$204,867	\$204,867

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)

Image not found or type unknown



## Tarrant Appraisal District Property Information | PDF

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.