



**Address:** [1206 CLEAR SPRINGS DR](#)  
**City:** KELLER  
**Georeference:** 36986-D-27  
**Subdivision:** SADDLEBROOK ESTATES ADDITION  
**Neighborhood Code:** 3W070J

**Latitude:** 32.9373462273  
**Longitude:** -97.2228690837  
**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:** SADDLEBROOK ESTATES  
ADDITION Block D Lot 27

**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:** CHANDLER CROUCH (11730)

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$574,922

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

**Site Number:** 07611447

**Site Name:** SADDLEBROOK ESTATES ADDITION-D-27

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,239

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,750

**Land Acres<sup>\*</sup>:** 0.2008

**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:**

EASTAUGH ANDREW  
EASTAUGH ELKE

**Primary Owner Address:**

1206 CLEAR SPRINGS DR  
KELLER, TX 76248-3676

**Deed Date:** 12/20/2012

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D212312464](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
STREETE;STREETE SHELDRIK L	4/21/2010	<a href="#">D210099062</a>	0000000	0000000
COOK DOUG;COOK KRISTIN COOK	10/17/2007	<a href="#">D207380812</a>	0000000	0000000
REDDY;REDDY NAGAREDDY S	9/27/2001	00151860000513	0015186	0000513
ENGLE HOMES TEXAS INC	7/28/2000	00144980000260	0014498	0000260
MURCHISON PROPERTIES INC	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	\$449,922	\$125,000	\$574,922	\$563,622
2024	\$449,922	\$125,000	\$574,922	\$512,384
2023	\$441,871	\$120,000	\$561,871	\$465,804
2022	\$434,547	\$80,000	\$514,547	\$423,458
2021	\$304,962	\$80,000	\$384,962	\$384,962
2020	\$321,524	\$80,000	\$401,524	\$401,524

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.