



**Address:** [402 MINERAL SPRINGS CT](#)  
**City:** KELLER  
**Georeference:** 36986-G-6  
**Subdivision:** SADDLEBROOK ESTATES ADDITION  
**Neighborhood Code:** 3W070J

**Latitude:** 32.9396029859  
**Longitude:** -97.2216556867  
**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 G Lot 6

**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

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

**Notice Value:** \$555,732

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

**Site Number:** 07612273

**Site Name:** SADDLEBROOK ESTATES ADDITION-G-6

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,599

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 10,836

**Land Acres<sup>\*</sup>:** 0.2487

**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:**

POWERS SHERRYL CANNON

**Primary Owner Address:**

402 MINERAL SPRINGS CT  
KELLER, TX 76248-3666

**Deed Date:** 8/28/2020

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220215652](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KEARNEY DONNA	3/1/2006	<a href="#">D206080138</a>	0000000	0000000
DEL TORO DEANA JAN;DEL TORO MARK	10/16/2001	00152140000483	0015214	0000483
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	\$430,732	\$125,000	\$555,732	\$506,540
2024	\$430,732	\$125,000	\$555,732	\$460,491
2023	\$399,928	\$120,000	\$519,928	\$418,628
2022	\$380,373	\$80,000	\$460,373	\$380,571
2021	\$265,974	\$80,000	\$345,974	\$345,974
2020	\$267,243	\$80,000	\$347,243	\$347,243

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.