



Address: [1220 CHINABERRY CT](#)
City: KELLER
Georeference: 46775F-B-13
Subdivision: WILDWOOD ADDITION (KELLER)
Neighborhood Code: 3W020B

Latitude: 32.9552503181
Longitude: -97.1910489805
TAD Map: 2090-468
MAPSCO: TAR-024D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WILDWOOD ADDITION
(KELLER) Block B Lot 13

Jurisdictions:

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

State Code: A

Year Built: 2004

Personal Property Account: N/A

Agent: NORTH TEXAS PROPERTY TAX SERV (00855)

Notice Sent Date: 4/15/2025

Notice Value: \$1,151,574

Protest Deadline Date: 5/24/2024

Site Number: 07875452

Site Name: WILDWOOD ADDITION (KELLER)-B-13

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 4,621

Percent Complete: 100%

Land Sqft^{*}: 24,371

Land Acres^{*}: 0.5594

Pool: Y

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

HILDERHOFF FAMILY TRUST

Primary Owner Address:

1220 CHINABERRY CT
KELLER, TX 76262-6817

Deed Date: 4/19/2014

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D214080014](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HILDERHOFF CAROL;HILDERHOFF JAMES	4/5/2013	D213089204	0000000	0000000
EDLUND BROOKS;EDLUND RENE	8/2/2004	D204244454	0000000	0000000
BRIGHTON CUSTOM HOMES INC	7/24/2003	D203283602	0017021	0000202
WILDWOOD RESIDENTIAL DEV LTD	1/1/2001	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 ⁺
2025	\$768,612	\$237,788	\$1,006,400	\$1,006,400
2024	\$913,786	\$237,788	\$1,151,574	\$1,003,703
2023	\$1,104,313	\$237,788	\$1,342,101	\$912,457
2022	\$661,656	\$167,850	\$829,506	\$829,506
2021	\$661,656	\$167,850	\$829,506	\$829,506
2020	\$661,656	\$167,850	\$829,506	\$805,200

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.