



**Address:** [317 FRAZIER DR](#)  
**City:** HURST  
**Georeference:** 15895-1-9  
**Subdivision:** GRAEFTON MEADOWS ADDITION  
**Neighborhood Code:** 3B010E

**Latitude:** 32.8134721845  
**Longitude:** -97.1932384166  
**TAD Map:** 2090-416  
**MAPSCO:** TAR-052V



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** GRAEFTON MEADOWS  
ADDITION Block 1 Lot 9

**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:** 2003

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$398,607

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

**Site Number:** 40022803

**Site Name:** GRAEFTON MEADOWS ADDITION-1-9

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,157

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 16,926

**Land Acres<sup>\*</sup>:** 0.3885

**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:**

CAVASOS KEVIN R  
CAVASOS TONI S

**Primary Owner Address:**

317 FRAZIER DR  
HURST, TX 76053

**Deed Date:** 3/12/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224042369](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SPELLMAN DALLAS	7/9/2021	<a href="#">D221197940</a>		
DAILY FAMILY TRUST	5/31/2019	<a href="#">D219158543</a>		
DAILY CLARA B EST;DAILY WALLACE M EST	5/22/2003	00167500000143	0016750	0000143
SANDLIN HOMES INC	12/17/2002	00162800000321	0016280	0000321
NATIONWIDE AFFORDABLE HOUSING	1/1/2002	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	\$321,292	\$77,315	\$398,607	\$398,607
2024	\$321,292	\$77,315	\$398,607	\$398,607
2023	\$322,833	\$63,852	\$386,685	\$386,685
2022	\$306,377	\$63,811	\$370,188	\$370,188
2021	\$261,121	\$50,000	\$311,121	\$311,121
2020	\$262,354	\$50,000	\$312,354	\$312,354

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.