



**Address:** [2137 LOOKOUT CT](#)  
**City:** HURST  
**Georeference:** 7261-8-13  
**Subdivision:** CHISHOLM TRAIL ESTATES  
**Neighborhood Code:** 3X010B

**Latitude:** 32.855289184  
**Longitude:** -97.1814314928  
**TAD Map:** 2096-432  
**MAPSCO:** TAR-053A



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** CHISHOLM TRAIL ESTATES  
Block 8 Lot 13

**Jurisdictions:**

CITY OF HURST (028)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
BIRDVILLE ISD (902)

**State Code:** A

**Year Built:** 2005

**Personal Property Account:** N/A

**Agent:** TEXAS TAX PROTEST (05909)

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

**Notice Value:** \$620,000

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

**Site Number:** 40233359

**Site Name:** CHISHOLM TRAIL ESTATES-8-13

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,103

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 9,967

**Land Acres<sup>\*</sup>:** 0.2288

**Pool:** Y

<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:**

BRADING SAMUEL II  
BRADING A

**Primary Owner Address:**

2137 LOOKOUT CT  
HURST, TX 76054-2817

**Deed Date:** 7/20/2007

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D207267195](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RIVERS APRIL D	8/10/2006	<a href="#">D206263132</a>	0000000	0000000
CHAPPELL LARRY W	9/7/2005	<a href="#">D205271637</a>	0000000	0000000
CANNON LAND PROPERTIES LTD	1/1/2003	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 <sup>+</sup>
2025	\$490,000	\$130,000	\$620,000	\$620,000
2024	\$490,000	\$130,000	\$620,000	\$589,822
2023	\$481,859	\$115,000	\$596,859	\$536,202
2022	\$395,438	\$115,000	\$510,438	\$487,456
2021	\$328,142	\$115,000	\$443,142	\$443,142
2020	\$343,461	\$115,000	\$458,461	\$458,461

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.