



Address: [812 CHASE CIR](#)
City: HURST
Georeference: 35291--10
Subdivision: ROSEWOOD CHASE ADDN - HURST
Neighborhood Code: 3B020T

Latitude: 32.8242530606
Longitude: -97.1820563192
TAD Map: 2096-420
MAPSCO: TAR-053N



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ROSEWOOD CHASE ADDN - HURST Lot 10

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: 2004

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$366,184

Protest Deadline Date: 5/24/2024

Site Number: 40363724

Site Name: ROSEWOOD CHASE ADDN - HURST-10

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,748

Percent Complete: 100%

Land Sqft^{*}: 6,150

Land Acres^{*}: 0.1411

Pool: N

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

GRIFFIN MARIA

Primary Owner Address:

812 CHASE CIR
HURST, TX 76053

Deed Date: 1/22/2016

Deed Volume:

Deed Page:

Instrument: [D216018426](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GRIFFIN MARIA	1/22/2016	D216018426		
FLETCHER M A;FLETCHER MARY SUE	12/13/2004	D204387021	0000000	0000000
MIKE SANDLIN HOMES INC	7/7/2004	D204221524	0000000	0000000
ROSEWOOD CHASE LLP	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 ⁺
2025	\$306,184	\$60,000	\$366,184	\$306,240
2024	\$306,184	\$60,000	\$366,184	\$278,400
2023	\$230,826	\$30,000	\$260,826	\$253,091
2022	\$200,083	\$30,000	\$230,083	\$230,083
2021	\$201,029	\$30,000	\$231,029	\$231,029
2020	\$201,974	\$30,000	\$231,974	\$231,974

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.