



Address: [1220 PINE HURST DR](#)
City: KELLER
Georeference: 39602J-B-1
Subdivision: SOUTHERN HILLS - KELLER
Neighborhood Code: 3K380S

Latitude: 32.9121370821
Longitude: -97.1989259779
TAD Map: 2090-452
MAPSCO: TAR-024Y



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SOUTHERN HILLS - KELLER
Block B Lot 1

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

State Code: A
Year Built: 2007
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$1,620,213
Protest Deadline Date: 5/24/2024

Site Number: 40840549
Site Name: SOUTHERN HILLS - KELLER-B-1
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 5,544
Percent Complete: 100%
Land Sqft^{*}: 36,156
Land Acres^{*}: 0.8300
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:
ERIKSEN LIVING TRUST
Primary Owner Address:
1220 PINE HURST DR
KELLER, TX 76248

Deed Date: 5/4/2021
Deed Volume:
Deed Page:
Instrument: [D221126748](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BUMGARDNER BARRY	5/6/2010	D210108818	0000000	0000000
KELLY & KRAMER LP	12/22/2006	D207020535	0000000	0000000
KELLER SOUTHERN HILLS DEV	7/6/2005	D205198731	0000000	0000000
REBEL PROPERTIES LLC	1/1/2005	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	\$1,382,963	\$237,250	\$1,620,213	\$1,620,213
2024	\$1,382,963	\$237,250	\$1,620,213	\$1,541,318
2023	\$1,163,948	\$237,250	\$1,401,198	\$1,401,198
2022	\$1,088,803	\$237,250	\$1,326,053	\$1,326,053
2021	\$907,000	\$95,450	\$1,002,450	\$1,002,450
2020	\$841,966	\$95,450	\$937,416	\$937,416

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.