



**Address:** [1105 SAWGRASS CT](#)  
**City:** KELLER  
**Georeference:** 39602J-B-18  
**Subdivision:** SOUTHERN HILLS - KELLER  
**Neighborhood Code:** 3K380S

**Latitude:** 32.9155483514  
**Longitude:** -97.1965142746  
**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 18

**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:** GILL DENSON & COMPANY LLC (12107)

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

**Notice Value:** \$1,359,803

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

**Site Number:** 40840735

**Site Name:** SOUTHERN HILLS - KELLER-B-18

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 5,199

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 36,192

**Land Acres<sup>\*</sup>:** 0.8308

**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:**

BEATON ALCK FAMILY REVOCABLE TRUST

**Primary Owner Address:**

1105 SAWGRASS CT  
KELLER, TX 76248

**Deed Date:** 6/23/2016

**Deed Volume:**

**Deed Page:**

**Instrument:** [D216160151](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BEATON ALAN W;BEATON LINDA A	2/15/2007	<a href="#">D207070650</a>	0000000	0000000
PATRICK CUSTOM HOMES INC	2/14/2007	<a href="#">D207070649</a>	0000000	0000000
KELLER SOUTHERN HILLS DEV	7/6/2005	<a href="#">D205198731</a>	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 <sup>+</sup>
2025	\$947,682	\$237,318	\$1,185,000	\$1,185,000
2024	\$1,122,485	\$237,318	\$1,359,803	\$1,258,634
2023	\$1,010,408	\$237,318	\$1,247,726	\$1,144,213
2022	\$991,603	\$237,318	\$1,228,921	\$1,040,194
2021	\$850,077	\$95,554	\$945,631	\$945,631
2020	\$786,725	\$95,554	\$882,279	\$882,279

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.