



Address: [408 RUNNING BEAR CT](#)
City: EULESS
Georeference: 36743M-A-22
Subdivision: RUNNING BEAR ESTATES
Neighborhood Code: 3C200R

Latitude: 32.869509428
Longitude: -97.0882774642
TAD Map: 2126-436
MAPSCO: TAR-041U



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RUNNING BEAR ESTATES
Block A Lot 22

Jurisdictions:

CITY OF EULESS (025)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
GRAPEVINE-COLLEYVILLE ISD (906)

State Code: A

Year Built: 2013

Personal Property Account: N/A

Agent: OOWNWELL INC (12140)

Protest Deadline Date: 5/24/2024

Site Number: 41392728

Site Name: RUNNING BEAR ESTATES-A-22

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,498

Percent Complete: 100%

Land Sqft^{*}: 9,881

Land Acres^{*}: 0.2268

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:

KAJANI FARJANA A

KAJANI IRFAN

Primary Owner Address:

408 RUNNING BEAR CT

EULESS, TX 76039

Deed Date: 11/30/2021

Deed Volume:

Deed Page:

Instrument: [D221353957](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHAGANI AMIN;KAJANI FARZANA A;KAJANI IRFAN	10/13/2017	D217241367		
MADHANI A;MADHANI FARZANA	9/27/2013	D213258727	0000000	0000000
KEY LIFE HOMES INC	1/1/2008	0000000000000000	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	\$519,213	\$113,400	\$632,613	\$632,613
2024	\$519,213	\$113,400	\$632,613	\$632,613
2023	\$521,589	\$113,400	\$634,989	\$634,989
2022	\$496,686	\$113,400	\$610,086	\$610,086
2021	\$396,181	\$90,000	\$486,181	\$486,181
2020	\$397,969	\$90,000	\$487,969	\$487,969

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

There are no exemptions for this property

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.