



**Address:** [1925 STERLING TRACE DR](#)  
**City:** KELLER  
**Georeference:** 24877D-DD-25  
**Subdivision:** MARSHALL RIDGE  
**Neighborhood Code:** 3W080D

**Latitude:** 32.9679925026  
**Longitude:** -97.241226512  
**TAD Map:** 2078-472  
**MAPSCO:** TAR-009U



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MARSHALL RIDGE Block DD Lot 25

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 2011

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 41470176

**Site Name:** MARSHALL RIDGE-DD-25

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,975

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 11,417

**Land Acres<sup>\*</sup>:** 0.2620

**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:**

SAAD MARINA  
BOWLING DALTON

**Primary Owner Address:**

1925 STERLING TRACE DR  
KELLER, TX 76248

**Deed Date:** 5/10/2022

**Deed Volume:**

**Deed Page:**

**Instrument:** [D222121377](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
REE FAMILY TRUST	7/8/2021	<a href="#">D221263373</a>		
REE DANIEL;REE MELANIE	11/17/2020	<a href="#">D220303078</a>		
JONES RANDALL SANFORD	11/4/2020	<a href="#">D220297108</a>		
JONES BRYAN SCOTT;JONES CHRISTINA MAY	9/27/2018	<a href="#">D218217106</a>		
WELSH COURTNEY;WELSH RONALD J	12/29/2011	<a href="#">D212000167</a>	0000000	0000000
MERITAGE HOMES OF TEXAS LLC	5/18/2010	<a href="#">D210118179</a>	0000000	0000000
LO LAND ASSETS LP	1/1/2009	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	\$662,556	\$140,000	\$802,556	\$802,556
2024	\$662,556	\$140,000	\$802,556	\$802,556
2023	\$632,706	\$120,000	\$752,706	\$752,706
2022	\$485,784	\$100,000	\$585,784	\$562,614
2021	\$411,467	\$100,000	\$511,467	\$511,467
2020	\$406,472	\$100,000	\$506,472	\$506,472

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.