

Tarrant Appraisal District

Property Information | PDF

Account Number: 41477022

Latitude: 32.9598733682

TAD Map: 2084-468 MAPSCO: TAR-009Z

Longitude: -97.2247845624

Address: 1120 MELODY LN

City: KELLER

Georeference: 25735-4-7R1

Subdivision: MELODY HILLS ESTATES ADDITION

Neighborhood Code: 3W090I

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

PROPERTY DATA

Legal Description: MELODY HILLS ESTATES

ADDITION Block 4 Lot 7R1

Jurisdictions: Site Number: 41477022

CITY OF KELLER (013) Site Name: MELODY HILLS ESTATES ADDITION Block 4 Lot 7R1

TARRANT COUNTY (220) TARRANT COUNTY HOSPITAL (224) Site Class: A1 - Residential - Single Family

Parcels: 1 TARRANT COUNTY COLLEGE (225)

Approximate Size+++: 2,871 KELLER ISD (907) State Code: A Percent Complete: 100%

Year Built: 2012 Land Sqft*: 53,361 Personal Property Account: N/A Land Acres*: 1.2250

Agent: None Pool: N

Notice Sent Date: 5/1/2025 Notice Value: \$1,165,000

Protest Deadline Date: 5/24/2024

+++ Rounded.

OWNER INFORMATION

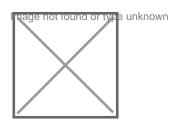
Current Owner:

HOLMES KEVIN **Deed Date: 11/4/2010** HOLMES MARSHA Deed Volume: 0000000 **Primary Owner Address: Deed Page: 0000000** 1120 MELODY LN Instrument: D210275804 KELLER, TX 76262-4304

Previous Owners	Date	Instrument	Deed Volume	Deed Page
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^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



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	\$720,000	\$445,000	\$1,165,000	\$775,973
2024	\$720,000	\$445,000	\$1,165,000	\$705,430
2023	\$615,000	\$150,000	\$765,000	\$641,300
2022	\$552,524	\$70,000	\$622,524	\$583,000
2021	\$460,000	\$70,000	\$530,000	\$530,000
2020	\$376,139	\$70,000	\$446,139	\$446,139

Pending indicates that the property record has not yet been completed for the indicated tax year.

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.

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⁺ Appraised value may be less than market value due to state-mandated limitations of value increases.