



Address: [616 ROCKHURST TR](#)
City: KELLER
Georeference: 24877D-W-41
Subdivision: MARSHALL RIDGE
Neighborhood Code: 3W080D

Latitude: 32.9663619469
Longitude: -97.2389193882
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 W Lot 41

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: 41517008

Site Name: MARSHALL RIDGE-W-41

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,771

Percent Complete: 100%

Land Sqft^{*}: 6,492

Land Acres^{*}: 0.1490

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:

KATIKALA PRADEEP

Primary Owner Address:

616 ROCKHURST TR
KELLER, TX 76248

Deed Date: 9/8/2017

Deed Volume:

Deed Page:

Instrument: [D217210525](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DAVILA BARBARA JANE	8/22/2014	D214196612		
DAVILA RICARDO L	12/13/2011	D211300630	0000000	0000000
MERITAGE HOMES OF TEXAS LLC	7/19/2010	D210175054	0000000	0000000
LO LAND ASSETS LP	1/1/2010	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	\$373,000	\$140,000	\$513,000	\$513,000
2024	\$415,000	\$140,000	\$555,000	\$555,000
2023	\$435,000	\$120,000	\$555,000	\$555,000
2022	\$346,167	\$100,000	\$446,167	\$418,000
2021	\$280,000	\$100,000	\$380,000	\$380,000
2020	\$284,522	\$100,000	\$384,522	\$384,522

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.