



Address: [315 RIVER BIRCH RD](#)
City: EULESS
Georeference: 10049A-A-14
Subdivision: DOMINION AT BEAR CREEK, THE
Neighborhood Code: 3X110B

Latitude: 32.8415790358
Longitude: -97.0709826783
TAD Map: 2132-428
MAPSCO: TAR-056E



Google Map or type unknown

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

PROPERTY DATA

Legal Description: DOMINION AT BEAR CREEK,
THE Block A Lot 14

Jurisdictions:

- CITY OF EULESS (025)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- HURST-EULESS-BEDFORD ISD (916)

Site Number: 800003042
Site Name: DOMINION AT BEAR CREEK, THE Block A Lot 14
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,034
Percent Complete: 100%
Land Sqft^{*}: 5,772
Land Acres^{*}: 0.1325

State Code: A
Year Built: 2015
Personal Property Account: N/A
Agent: LAW OFFICE OF KUSH PATEL PLLC (001-292)
Notice Sent Date: 4/15/2025
Notice Value: \$503,000
Protest Deadline Date: 5/24/2024

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

SHOCKLEY JEFFREY
SIMMEL THOMAS

Primary Owner Address:
315 RIVER BIRCH RD
EULESS, TX 76039

Deed Date: 1/29/2016
Deed Volume:
Deed Page:
Instrument: [D216022221](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LENNAR HOMES OF TEXAS SALES & MARKETING LTD	1/28/2016	D216022220		

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	\$383,000	\$120,000	\$503,000	\$503,000
2024	\$383,000	\$120,000	\$503,000	\$472,836
2023	\$396,235	\$95,000	\$491,235	\$429,851
2022	\$330,000	\$95,000	\$425,000	\$390,774
2021	\$260,249	\$95,000	\$355,249	\$355,249
2020	\$260,907	\$95,000	\$355,907	\$355,907

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.