



Address: [1495 PRECINCT LINE RD](#)
City: HURST
Georeference: 22753-1-2R
Subdivision: KINSAN ADDITION
Neighborhood Code: Food Service General

Latitude: 32.8381230006
Longitude: -97.1870033906
TAD Map: 2090-424
MAPSCO: TAR-053J



Google Map or type unknown

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

PROPERTY DATA

Legal Description: KINSAN ADDITION Block 1 Lot
2R PLAT D215013051

Jurisdictions:

CITY OF HURST (028)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
HURST-EULESS-BEDFORD ISD (916)

State Code: F1

Year Built: 2015

Personal Property Account: [14838651](#)

Agent: INTERNATIONAL APPRAISAL COMPANY (00783)

Notice Sent Date: 4/15/2025

Notice Value: \$1,737,444

Protest Deadline Date: 5/31/2024

Site Number: 800005142

Site Name: HAWAIIAN BROS

Site Class: FSFastFood - Food Service-Fast Food Restaurant

Parcels: 1

Primary Building Name: HAWAIIAN BROS / 42059745

Primary Building Type: Commercial

Gross Building Area⁺⁺⁺: 3,709

Net Leasable Area⁺⁺⁺: 3,709

Percent Complete: 100%

Land Sqft^{*}: 50,821

Land Acres^{*}: 1.1667

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:

ESTER JEFFREY LLC
JASAN LLC

Primary Owner Address:

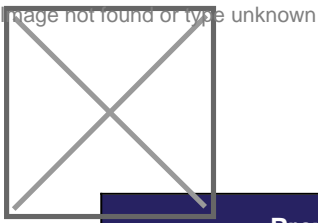
185 NW SPANISH RIVER BLVD STE 100
BOCA RATON, FL 33431

Deed Date: 11/16/2018

Deed Volume:

Deed Page:

Instrument: [D218268870](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
ESTHER-JEFFREY TRUST;JASAN LLC	11/15/2018	D218268871		
ESTHER-JEFFREY TRUST;JASAN TRUST	8/1/2015	D215013051		

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	\$975,122	\$762,322	\$1,737,444	\$1,737,444
2024	\$1,022,377	\$762,322	\$1,784,699	\$1,784,699
2023	\$837,678	\$762,322	\$1,600,000	\$1,600,000
2022	\$755,678	\$762,322	\$1,518,000	\$1,518,000
2021	\$763,030	\$609,857	\$1,372,887	\$1,372,887
2020	\$778,830	\$609,857	\$1,388,687	\$1,388,687

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.