



**Address:** [105 JEAN LN](#)  
**City:** EULESS  
**Georeference:** 6302-B-1  
**Subdivision:** CANNON GARDENS  
**Neighborhood Code:** 3T030Y

**Latitude:** 32.8295609764  
**Longitude:** -97.0829133836  
**TAD Map:** 2126-420  
**MAPSCO:** TAR-055R



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** CANNON GARDENS Block B Lot 1

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 2016

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 5/1/2025

**Notice Value:** \$506,569

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

**Site Number:** 800006166  
**Site Name:** CANNON GARDENS B 1  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,228  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 7,250  
**Land Acres<sup>\*</sup>:** 0.1664  
**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:**

FETSCH ANDREW D  
FETSCH MATTHEW J

**Primary Owner Address:**

105 JEAN LN  
EULESS, TX 76040

**Deed Date:** 9/24/2019  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D219222727](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TRIPLETT DEBORAH A;TRIPLETT JOHN W	3/30/2016	<a href="#">D216066651</a>		



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	\$421,569	\$85,000	\$506,569	\$501,364
2024	\$421,569	\$85,000	\$506,569	\$455,785
2023	\$422,641	\$40,000	\$462,641	\$414,350
2022	\$384,662	\$40,000	\$424,662	\$376,682
2021	\$302,438	\$40,000	\$342,438	\$342,438
2020	\$303,504	\$40,000	\$343,504	\$343,504

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.