



Address: [100 YELLOW ROSE TR](#)
City: EULESS
Georeference: 6302-B-4
Subdivision: CANNON GARDENS
Neighborhood Code: 3T030Y

Latitude: 32.8292805207
Longitude: -97.0825034512
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 4

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: 4/15/2025

Notice Value: \$504,113

Protest Deadline Date: 5/24/2024

Site Number: 800006169
Site Name: CANNON GARDENS B 4
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,321
Percent Complete: 100%
Land Sqft^{*}: 7,028
Land Acres^{*}: 0.1614
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:

COFFIN-JAHN REVOCABLE LIVING TRUST

Primary Owner Address:

100 YELLOW ROSE TRL
EULESS, TX 76040

Deed Date: 4/28/2022

Deed Volume:

Deed Page:

Instrument: [D222110232](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
COFFIN-JAHN YONG;JAHN DUANE A	3/10/2016	D216049967		



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	\$419,113	\$85,000	\$504,113	\$495,250
2024	\$419,113	\$85,000	\$504,113	\$450,227
2023	\$420,179	\$40,000	\$460,179	\$409,297
2022	\$381,650	\$40,000	\$421,650	\$372,088
2021	\$298,262	\$40,000	\$338,262	\$338,262
2020	\$295,575	\$40,000	\$335,575	\$335,575

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.