



**Address:** [3012 CRESTWATER RIDGE](#)  
**City:** KELLER  
**Georeference:** 8663L-D-23  
**Subdivision:** CREEKVIEW ADDITION PHASE II & III  
**Neighborhood Code:** 3C5000

**Latitude:** 32.9210105506  
**Longitude:** -97.1859680731  
**TAD Map:** 2096-456  
**MAPSCO:** TAR-025S



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** CREEKVIEW ADDITION PHASE II & III Block D Lot 23

**Jurisdictions:**  
CITY OF KELLER (013)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
CARROLL ISD (919)

**State Code:** A  
**Year Built:** 2016  
**Personal Property Account:** N/A  
**Agent:** CHANDLER CROUCH (11730)  
**Notice Sent Date:** 4/15/2025  
**Notice Value:** \$699,127  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 800010966  
**Site Name:** CREEKVIEW ADDITION PHASE II & III D 23  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,904  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 5,491  
**Land Acres<sup>\*</sup>:** 0.1261  
**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:**  
ZHAO LEI  
KANG YE  
**Primary Owner Address:**  
3012 CRESTWATER RDG  
KELLER, TX 76248

**Deed Date:** 12/13/2016  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D216292782](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
M/I HOMES OF DFW LLC	5/5/2016	<a href="#">D216095353</a>		



## VALUES

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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	\$273,459	\$160,000	\$433,459	\$433,459
2024	\$539,127	\$160,000	\$699,127	\$675,225
2023	\$682,755	\$120,000	\$802,755	\$613,841
2022	\$493,118	\$110,000	\$603,118	\$558,037
2021	\$397,306	\$110,000	\$507,306	\$507,306
2020	\$372,601	\$110,000	\$482,601	\$482,601

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

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- 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.