



**Address:** [1108 BLAKEY CT](#)  
**City:** HURST  
**Georeference:** 25717-1-7  
**Subdivision:** MELBOURNE PLACE  
**Neighborhood Code:** 3B0100

**Latitude:** 32.8098355973  
**Longitude:** -97.196147341  
**TAD Map:** 2090-412  
**MAPSCO:** TAR-052Z



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MELBOURNE PLACE Block 1  
Lot 7

**Jurisdictions:**  
CITY OF HURST (028)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
HURST-EULESS-BEDFORD ISD (916)  
**State Code:** A  
**Year Built:** 2021  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 800017505  
**Site Name:** MELBOURNE PLACE 1 7  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,897  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 28,183  
**Land Acres<sup>\*</sup>:** 0.6470  
**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:**  
HAMAL NIRU KHADKA  
**Primary Owner Address:**  
1108 BLAKEY CT  
HURST, TX 76053-1605

**Deed Date:** 4/13/2022  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D222096117](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RUZO PROPERTIES LTD	9/14/2020	<a href="#">D220234854</a>		
BUILDERS FUNDING MGT LP	3/22/2018	<a href="#">D218060095</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	\$512,678	\$100,185	\$612,863	\$612,863
2024	\$512,678	\$100,185	\$612,863	\$612,863
2023	\$581,476	\$82,049	\$663,525	\$663,525
2022	\$346,058	\$81,929	\$427,987	\$427,987
2021	\$0	\$71,250	\$71,250	\$71,250
2020	\$0	\$50,000	\$50,000	\$50,000

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.