

## LOCATION

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**Address:** [1412 KAITLYN LN](#)

**City:** KELLER

**Georeference:** 44063-A-13

**Subdivision:** TWIN LAKES ADDITION (KELLER)

**Neighborhood Code:** 3K360Q

**Latitude:** 32.9204802112

**Longitude:** -97.2219811593

**TAD Map:** 2084-456

**MAPSCO:** TAR-024S



Google Map or type unknown

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

## PROPERTY DATA

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**Legal Description:** TWIN LAKES ADDITION  
(KELLER) Block A Lot 13

**Jurisdictions:**

CITY OF KELLER (013)

TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224)

TARRANT COUNTY COLLEGE (225)

KELLER ISD (907)

**State Code:** A

**Year Built:** 1999

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 07123124

**Site Name:** TWIN LAKES ADDITION (KELLER)-A-13

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,574

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 15,512

**Land Acres<sup>\*</sup>:** 0.3561

**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

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**Current Owner:**

EBRAHIMI MOHAMMAD G

SHIRI LEILA

**Primary Owner Address:**

1412 KAITLY LN

KELLER, TX 76248

**Deed Date:** 9/13/2016

**Deed Volume:**

**Deed Page:**

**Instrument:** [D216216071](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ASSEFF GREGORY;ASSEFF NANCY	7/27/2000	00144540000106	0014454	0000106
DEBOER CUSTOM HOMES INC	7/15/1999	00139170000605	0013917	0000605
CONNELL REALTY SERVICE	1/1/1997	00000000000000	0000000	0000000

## 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	\$0	\$0	\$0	\$0
2024	\$638,862	\$150,000	\$788,862	\$658,845
2023	\$588,881	\$150,000	\$738,881	\$598,950
2022	\$547,801	\$100,000	\$647,801	\$544,500
2021	\$395,000	\$100,000	\$495,000	\$495,000
2020	\$395,000	\$100,000	\$495,000	\$495,000

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.