

LOCATION

Address: [1307 CADBURY LN](#)
City: KELLER
Georeference: 47125-B-15
Subdivision: WILLIS COVES ADDITION
Neighborhood Code: 3K340L

Latitude: 32.9115072711
Longitude: -97.2412961656
TAD Map: 2078-452
MAPSCO: TAR-023Y



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WILLIS COVES ADDITION Block
B Lot 15

Jurisdictions:

CITY OF KELLER (013)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A

Year Built: 2002

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 07573421

Site Name: WILLIS COVES ADDITION-B-15

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,519

Percent Complete: 100%

Land Sqft^{*}: 17,446

Land Acres^{*}: 0.4005

Pool: Y

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

BOUTHILLIER GARY R
BOUTHILLIER ANGELA M

Primary Owner Address:

1307 CADBURY LN
KELLER, TX 76248

Deed Date: 7/20/2021

Deed Volume:

Deed Page:

Instrument: [D221217149](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BOUTHILLIER FAMILY LIVING TRUST, THE	10/13/2016	D216248752		
BOUTHILLIER ANGELA M;BOUTHILLIER GARY R	12/28/2015	D215288534		
BATES CARLTON;BATES LAKRESHA	12/9/2011	D211299943	0000000	0000000
KAZLAUSKAS DARRIN;KAZLAUSKAS MARCIA	5/11/2007	D207169755	0000000	0000000
MCMURRY JOHN;MCMURRY NATALIE	10/18/2002	00160760000239	0016076	0000239
CENTEX HOMES	1/1/2000	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 ⁺
2025	\$0	\$0	\$0	\$0
2024	\$466,535	\$115,000	\$581,535	\$581,535
2023	\$544,995	\$115,000	\$659,995	\$547,383
2022	\$449,752	\$80,000	\$529,752	\$497,621
2021	\$372,383	\$80,000	\$452,383	\$452,383
2020	\$319,645	\$80,000	\$399,645	\$399,645

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.