



## LOCATION

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**Address:** [313 CLIFFDALE DR](#)  
**City:** EULESS  
**Georeference:** 15485-A-23  
**Subdivision:** GLEN HOLLOW ADDITION  
**Neighborhood Code:** 3T030R

**Latitude:** 32.8265086169  
**Longitude:** -97.0783305737  
**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

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**Legal Description:** GLEN HOLLOW ADDITION  
Block A Lot 23

**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:** 2001

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 07817428  
**Site Name:** GLEN HOLLOW ADDITION-A-23  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,381  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 15,912  
**Land Acres<sup>\*</sup>:** 0.3652  
**Pool:** N

+++ Rounded.

\* 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:**

AYAD KEROLOS  
SAWEARES MARINA

**Primary Owner Address:**

313 CLIFFDALE DR  
EULESS, TX 76040

**Deed Date:** 10/10/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224183570](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PURCHASING FUND 2024-1 LLC	8/23/2024	<a href="#">D224150984</a>		
ELLIS STEVEN M;ELLIS SUSAN L	1/25/2002	00154360000121	0015436	0000121
CHOICE HOMES INC	10/9/2001	00151900000487	0015190	0000487
EULESS GLEN HOLLOW LTD PRTNSHP	1/1/2001	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	\$319,056	\$47,500	\$366,556	\$366,556
2023	\$299,294	\$47,500	\$346,794	\$346,794
2022	\$293,844	\$47,500	\$341,344	\$341,344
2021	\$270,425	\$47,500	\$317,925	\$316,212
2020	\$239,965	\$47,500	\$287,465	\$287,465

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

There are no exemptions for this property

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.