



## LOCATION

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**Address:** [1316 CHASE OAKS DR](#)  
**City:** KELLER  
**Georeference:** 47125-A-18  
**Subdivision:** WILLIS COVES ADDITION  
**Neighborhood Code:** 3K340L

**Latitude:** 32.909883518  
**Longitude:** -97.2450367961  
**TAD Map:** 2078-452  
**MAPSCO:** TAR-023X



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:** WILLIS COVES ADDITION Block  
A Lot 18

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 2004

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 40138445

**Site Name:** WILLIS COVES ADDITION-A-18

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,396

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 12,000

**Land Acres<sup>\*</sup>:** 0.2754

**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:**

HOFER FAMILY REVOCABLE TRUST  
HOFER FAMILY REVOCABLE TRUST

**Primary Owner Address:**

1316 CAHSE OAKS DR  
KELLER, TX 76248

**Deed Date:** 3/15/2017

**Deed Volume:**

**Deed Page:**

**Instrument:** [D217073634](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HOFFER KIRK D	6/13/2013	<a href="#">D213156725</a>	0000000	0000000
FOSTER RALPH;FOSTER VERONICA	7/23/2004	<a href="#">D204232471</a>	0000000	0000000
CENTEX HOMES INC	1/1/2002	000000000000000	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	\$430,163	\$115,000	\$545,163	\$523,864
2023	\$502,629	\$115,000	\$617,629	\$476,240
2022	\$352,945	\$80,000	\$432,945	\$432,945
2021	\$352,945	\$80,000	\$432,945	\$432,945
2020	\$315,870	\$80,000	\$395,870	\$395,870

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.