

LOCATION

Address: [1049 CHANDLER ST](#)
City: KENNEDALE
Georeference: 1884-5-6
Subdivision: BEACON HILL - KENNEDALE
Neighborhood Code: 1L110F

Latitude: 32.6354285312
Longitude: -97.2029167981
TAD Map: 2090-352
MAPSCO: TAR-108G



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BEACON HILL - KENNEDALE
Block 5 Lot 6

Jurisdictions:

CITY OF KENNEDALE (014)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KENNEDEALE ISD (914)

State Code: A

Year Built: 2012

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 40927776

Site Name: BEACON HILL - KENNEDALE-5-6

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,387

Percent Complete: 100%

Land Sqft^{*}: 10,077

Land Acres^{*}: 0.2313

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:

SOLIS ALEJANDRA

Primary Owner Address:

1049 CHANDLER ST
KENNEDEALE, TX 76060

Deed Date: 11/16/2023

Deed Volume:

Deed Page:

Instrument: [D223206941](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RUSSELL MELVIN;RUSSELL TIFFANY S	5/8/2019	D219098553		
DIAL MICHAEL J.;DIAL TIJWANA T.	10/18/2017	D217245166		
DUNLAP JENNIFER M	8/7/2014	D217088275-CWD		
HISAW ARIANA M	1/30/2013	D213026539	0000000	0000000
DR HORTON - TEXAS LTD	7/17/2012	D212175188	0000000	0000000
BEACON HILL JV	1/1/2005	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 ⁺
2025	\$0	\$0	\$0	\$0
2024	\$340,280	\$75,000	\$415,280	\$415,280
2023	\$359,512	\$65,000	\$424,512	\$375,261
2022	\$287,798	\$65,000	\$352,798	\$341,146
2021	\$245,133	\$65,000	\$310,133	\$310,133
2020	\$227,139	\$65,000	\$292,139	\$292,139

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.