



## LOCATION

**Address:** [905 CANYON OAK DR](#)  
**City:** EULESS  
**Georeference:** 12887A-O-32  
**Subdivision:** ESTATES AT BEAR CREEK, THE  
**Neighborhood Code:** 3X110Q

**Latitude:** 32.8486599746  
**Longitude:** -97.0673730316  
**TAD Map:** 2132-428  
**MAPSCO:** TAR-056B



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** ESTATES AT BEAR CREEK,  
THE Block O Lot 32

**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:** 2017

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 800015336

**Site Name:** ESTATES AT BEAR CREEK, THE O 32

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,679

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,285

**Land Acres<sup>\*</sup>:** 0.1672

**Pool:** Y

<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

**Current Owner:**

REED DAVID S

REED KEYLA Z

**Primary Owner Address:**

905 CANYON OAK DR

EULESS, TX 76039

**Deed Date:** 12/22/2017

**Deed Volume:**

**Deed Page:**

**Instrument:** [D217295233](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LENNAR HOMES OF TEXAS SALES AND MARKETING LTD	12/21/2017	<a href="#">D217295232</a>		

## VALUES

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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	\$542,152	\$120,000	\$662,152	\$593,969
2023	\$515,908	\$85,000	\$600,908	\$539,972
2022	\$405,884	\$85,000	\$490,884	\$490,884
2021	\$379,475	\$85,000	\$464,475	\$434,633
2020	\$310,121	\$85,000	\$395,121	\$395,121

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

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- 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.