

# Tarrant Appraisal District Property Information | PDF Account Number: 04474325

## Address: 1448 SWINEY HIETT RD

City: KENNEDALE Georeference: 33690--3C Subdivision: RAYBURN, L C SUBDIVISION Neighborhood Code: 1L100S Latitude: 32.6373885204 Longitude: -97.1897534626 TAD Map: 2090-352 MAPSCO: TAR-108H





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

## PROPERTY DATA

# Legal Description: RAYBURN, L C SUBDIVISION Lot 3C

#### Jurisdictions:

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

### State Code: A

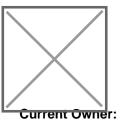
Year Built: 1953 Personal Property Account: N/A Agent: None Protest Deadline Date: 5/15/2025 Site Number: 04474325 Site Name: RAYBURN, L C SUBDIVISION-3C Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size<sup>+++</sup>: 1,188 Percent Complete: 100% Land Sqft<sup>\*</sup>: 43,995 Land Acres<sup>\*</sup>: 1.0100 Pool: N

#### +++ Rounded.

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

# **OWNER INFORMATION**





BAUTOVICH ERIC MATTHEW FARRAR TOBI DANIELLE

Primary Owner Address: 1448 SWINEY HIETT RD

KENNEDALE, TX 76060

Deed Date: 8/26/2020 Deed Volume: Deed Page: Instrument: D220214674

| Previous Owners                     | Date       | Instrument      | Deed Volume | Deed Page |
|-------------------------------------|------------|-----------------|-------------|-----------|
| SOTO ANDREA;SOTO CHET               | 9/16/2003  | 00172360000412  | 0017236     | 0000412   |
| SCHWEITZER MICHAEL;SCHWEITZER VEDA  | 5/18/2000  | 00143720000260  | 0014372     | 0000260   |
| SCHWEITZER MICHAEL L                | 7/30/1991  | 00103380000301  | 0010338     | 0000301   |
| SCHWEITZER JUDIT;SCHWEITZER MICHAEL | 12/14/1987 | 00091610000951  | 0009161     | 0000951   |
| JOEL PERRY                          | 12/31/1900 | 000000000000000 | 000000      | 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. <u>Tarrant County Tax Office Account Information</u>.

| Year | Improvement Market | Land Market | Total Market | Total Appraised |
|------|--------------------|-------------|--------------|-----------------|
| 2025 | \$0                | \$0         | \$0          | \$0             |
| 2024 | \$175,245          | \$65,650    | \$240,895    | \$226,158       |
| 2023 | \$251,316          | \$65,650    | \$316,966    | \$205,598       |
| 2022 | \$147,161          | \$55,550    | \$202,711    | \$186,907       |
| 2021 | \$134,565          | \$35,350    | \$169,915    | \$169,915       |
| 2020 | \$100,097          | \$35,350    | \$135,447    | \$135,447       |

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.