



Address: [1313 RIDGE VIEW RD](#)
City: TARRANT COUNTY
Georeference: 38597--44
Subdivision: SILVER CREEK ESTATES ADDITION
Neighborhood Code: 2Y100N

Latitude: 32.8695839843
Longitude: -97.5435596456
TAD Map: 1982-436
MAPSCO: TAR-029S



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

PROPERTY DATA

Legal Description: SILVER CREEK ESTATES
ADDITION Lot 44

Jurisdictions:

- TARRANT COUNTY (220)
- EMERGENCY SVCS DIST #1 (222)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- AZLE ISD (915)

State Code: A

Year Built: 1985

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 04959388

Site Name: SILVER CREEK ESTATES ADDITION-44

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,944

Percent Complete: 100%

Land Sqft*: 87,120

Land Acres*: 2.0000

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:

HOSEIN FERAZ
HOSEIN JENNIFER

Primary Owner Address:

1313 RIDGEVIEW ST
AZLE, TX 76020

Deed Date: 5/22/2020

Deed Volume:

Deed Page:

Instrument: [D220124019](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CATAMOUNT PROPERTIES 2018 LLC	7/2/2019	D219149650		
SHIRES WILEY A	11/23/2012	D212316536	0000000	0000000
WALTERS DEBRA LYNN	1/27/1989	00095010000569	0009501	0000569
SPRINGFIELD W H	12/31/1900	00075400001685	0007540	0001685

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	\$273,371	\$97,500	\$370,871	\$352,410
2023	\$242,068	\$97,500	\$339,568	\$320,373
2022	\$233,748	\$57,500	\$291,248	\$291,248
2021	\$235,609	\$57,500	\$293,109	\$293,109
2020	\$149,304	\$60,000	\$209,304	\$209,304

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.