

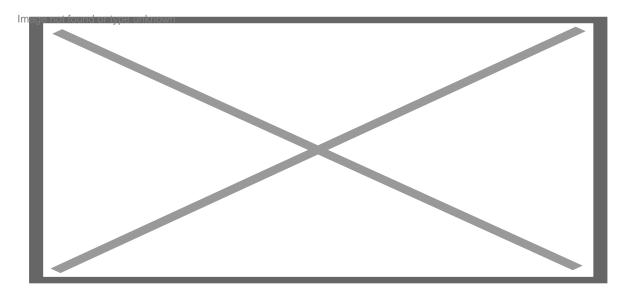
Tarrant Appraisal District Property Information | PDF Account Number: 07140126

Address: <u>3701 N LIGHTHOUSE HILL LN</u> City: TARRANT COUNTY Georeference: 17084G-3-57 Subdivision: HARBOUR VIEW ESTATES ADDITION

Neighborhood Code: 2N400E

Latitude: 32.9072637804 Longitude: -97.4393160613 TAD Map: 2018-448 MAPSCO: TAR-018W





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

PROPERTY DATA

Legal Description: HARBOUR VIEW ESTATES ADDITION Block 3 Lot 57

Jurisdictions:

TARRANT COUNTY (220) EMERGENCY SVCS DIST #1 (222) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) EAGLE MTN-SAGINAW ISD (918) State Code: A Year Built: 2003 Personal Property Account: N/A Agent: None Site Number: 07140126 Site Name: HARBOUR VIEW ESTATES ADDITION-3-57-50 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size⁺⁺⁺: 3,292 Percent Complete: 100% Land Sqft^{*}: 65,645 Land Acres^{*}: 1.5070 Pool: N

+++ Rounded.

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

OWNER INFORMATION



Primary Owner Address: 3701 N LIGHTHOUSE HILL LN FORT WORTH, TX 76179 Deed Date: 11/4/2014 Deed Volume: Deed Page: Instrument: D214242702

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ROEST DEBORAH;ROEST ROBERT	11/4/2014	D214242702		
CAVAZOS ALBERTO;CAVAZOS ERNESTIN	7/21/2003	D203273773	0016992	0000193
MONTCLAIRE CUSTOM HOMES INC	1/27/2003	00163550000382	0016355	0000382
HARBOUR MONTICELLO EST LTD	1/1/1998	000000000000000000000000000000000000000	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	\$553,804	\$180,840	\$734,644	\$678,820
2023	\$513,593	\$135,630	\$649,223	\$617,109
2022	\$464,769	\$135,630	\$600,399	\$561,008
2021	\$415,457	\$135,630	\$551,087	\$510,007
2020	\$328,013	\$135,630	\$463,643	\$463,643

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.