



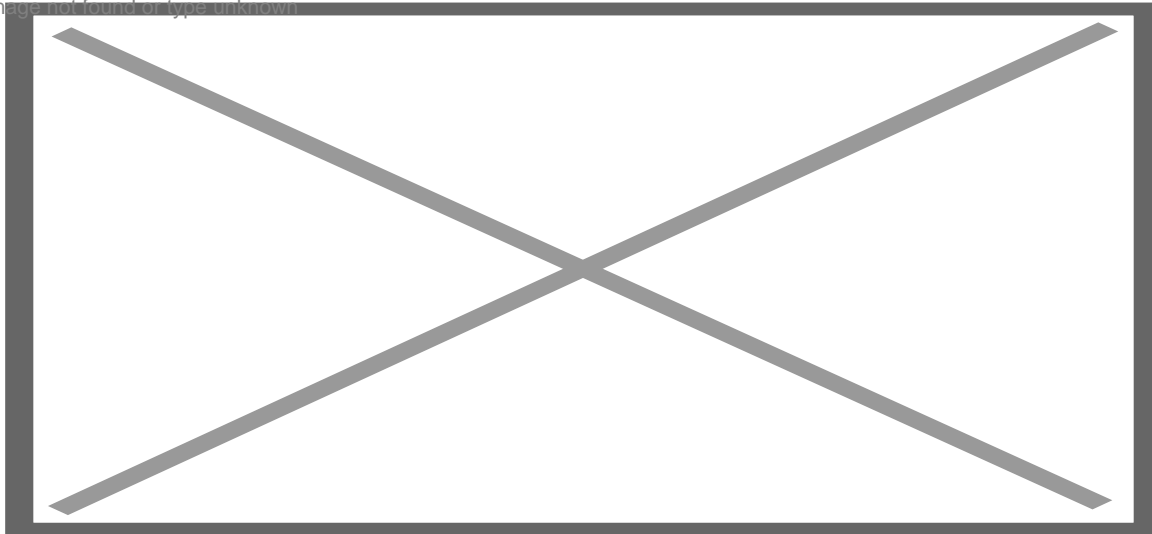
Image not found or type unknown

**Address:** [5444 CARIBOU RIDGE DR](#)  
**City:** WATAUGA  
**Georeference:** 31787-13-3  
**Subdivision:** PARK VISTA ADDITION  
**Neighborhood Code:** 3M010B

**Latitude:** 32.8642313098  
**Longitude:** -97.2660754318  
**TAD Map:** 2066-432  
**MAPSCO:** TAR-036V



Image not found or type unknown



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

## PROPERTY DATA

**Legal Description:** PARK VISTA ADDITION Block  
13 Lot 3

**Jurisdictions:**

- CITY OF WATAUGA (031)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- WATAUGA PID #1 - PARK VISTA (611)
- BIRDVILLE ISD (902)

**State Code:** A

**Year Built:** 2000

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 07353952

**Site Name:** PARK VISTA ADDITION-13-3

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,471

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,000

**Land Acres<sup>\*</sup>:** 0.1147

**Pool:** N

<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:**

CHADWICK JANELLE L

**Primary Owner Address:**

5444 CARIBOU RIDGE DR  
FORT WORTH, TX 76137-4730

**Deed Date:** 6/15/2004

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D204196411](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SMITH LUCINDA;SMITH WILLIAM T	10/24/2000	00145970000087	0014597	0000087
GEHAN HOMES LTD	1/1/1999	00000000000000	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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$194,848	\$60,000	\$254,848	\$244,693
2023	\$213,576	\$60,000	\$273,576	\$222,448
2022	\$167,225	\$35,000	\$202,225	\$202,225
2021	\$157,102	\$35,000	\$192,102	\$192,102
2020	\$142,954	\$35,000	\$177,954	\$177,954

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.