



Address: [5441 CHATSWORTH LN](#)
City: FORT WORTH
Georeference: 22727-8-9
Subdivision: KINGSRIDGE ADDITION
Neighborhood Code: 3K300G

Latitude: 32.9233312085
Longitude: -97.2679242364
TAD Map: 2066-456
MAPSCO: TAR-022R



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

PROPERTY DATA

Legal Description: KINGSRIDGE ADDITION Block 8
Lot 9

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- KELLER ISD (907)

State Code: A

Year Built: 2004

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/15/2025

Site Number: 40275124

Site Name: KINGSRIDGE ADDITION-8-9

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,991

Percent Complete: 100%

Land Sqft^{*}: 11,037

Land Acres^{*}: 0.2533

Pool: Y

⁺⁺⁺ Rounded.

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



OWNER INFORMATION

Current Owner:

HUTCHINS STEVEN
HUTCHINS LISA

Deed Date: 8/8/2019

Deed Volume:

Deed Page:

Instrument: [D219178130](#)

Primary Owner Address:

5441 CHATSWORTH LN
KELLER, TX 76244

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HALL KEVIN;HALL TESSA	8/29/2016	D216203421		
MCQUEEN NATAHALI;MCQUEEN RICHARD	11/30/2012	D212305639	0000000	0000000
ALLRED BARBARA;ALLRED HERBERT	10/26/2010	D210269006	0000000	0000000
DERRICK RICHARD	12/21/2009	D209337593	0000000	0000000
KELTON JULIE;KELTON KEITH	6/23/2004	D204205786	0000000	0000000
LEGACY/MONTEREY HOMES LP	3/1/2004	D204066913	0000000	0000000
KELLER 107 LTD	10/3/2003	D203421426	0000000	0000000
LUMBERMANS INVESTMENT CORP	1/1/2003	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 ⁺
2025	\$0	\$0	\$0	\$0
2024	\$441,590	\$100,000	\$541,590	\$541,590
2023	\$523,732	\$100,000	\$623,732	\$506,990
2022	\$463,596	\$80,000	\$543,596	\$460,900
2021	\$339,000	\$80,000	\$419,000	\$419,000
2020	\$339,000	\$80,000	\$419,000	\$419,000

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.