



**Address:** [5425 CHATSWORTH LN](#)  
**City:** FORT WORTH  
**Georeference:** 22727-8-11  
**Subdivision:** KINGSRIDGE ADDITION  
**Neighborhood Code:** 3K300G

**Latitude:** 32.9233357825  
**Longitude:** -97.2684075662  
**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 11

**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:** None

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

**Site Number:** 40275140

**Site Name:** KINGSRIDGE ADDITION-8-11

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,535

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 11,037

**Land Acres<sup>\*</sup>:** 0.2533

**Pool:** Y

<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:**

OZUNA PABLO JR  
OZUNA HOPE WILLIS

**Primary Owner Address:**

5425 CHATSWORTH LN  
FORT WORTH, TX 76244

**Deed Date:** 9/27/2019

**Deed Volume:**

**Deed Page:**

**Instrument:** [D219223821](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GAUTIER EDUARDO A;GAUTIER FREDONNA E	8/26/2016	<a href="#">D216199604</a>		
GAMBICHLER JENNIF;GAMBICHLER STEVEN	9/3/2008	00000000000000	0000000	0000000
GAMBICHLER STEVEN ETAL	6/15/2007	<a href="#">D207218965</a>	0000000	0000000
WOODARD CHRISTI;WOODARD KYLE L	8/19/2004	<a href="#">D204277707</a>	0000000	0000000
LEGACY/MONTEREY HOMES LP	4/26/2004	<a href="#">D204130206</a>	0000000	0000000
KELLER 107 LTD	10/3/2003	<a href="#">D203421426</a>	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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$396,643	\$100,000	\$496,643	\$496,643
2023	\$479,467	\$100,000	\$579,467	\$496,964
2022	\$417,768	\$80,000	\$497,768	\$451,785
2021	\$330,714	\$80,000	\$410,714	\$410,714
2020	\$309,447	\$80,000	\$389,447	\$389,447

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

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- 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.