



**Address:** [5417 CHATSWORTH LN](#)  
**City:** FORT WORTH  
**Georeference:** 22727-8-12  
**Subdivision:** KINGSRIDGE ADDITION  
**Neighborhood Code:** 3K300G

**Latitude:** 32.9233380161  
**Longitude:** -97.2686491392  
**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 12

**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:** TEXAS TAX PROTEST (05909)

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

**Site Number:** 40275159

**Site Name:** KINGSRIDGE ADDITION-8-12

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,282

**Percent Complete:** 100%

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

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

**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:**

STRAND SCOTT  
STRAND ROBIN

**Primary Owner Address:**

5417 CHATSWORTH LN  
KELLER, TX 76244

**Deed Date:** 6/4/2018

**Deed Volume:**

**Deed Page:**

**Instrument:** [D218119980](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
NORDEEN JEFFREY;NORDEEN VIKKI	7/2/2015	<a href="#">D215145567</a>		
RISER KEVIN;RISER KIM	8/13/2004	<a href="#">D204260827</a>	0000000	0000000
LEGACY/MONTEREY HOMES LP	11/6/2003	<a href="#">D203421428</a>	0000000	0000000
KELLER 107 LTD	10/3/2003	<a href="#">D203421428</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	\$391,000	\$100,000	\$491,000	\$491,000
2023	\$386,678	\$100,000	\$486,678	\$486,678
2022	\$373,059	\$80,000	\$453,059	\$453,059
2021	\$291,807	\$80,000	\$371,807	\$371,807
2020	\$271,950	\$80,000	\$351,950	\$351,950

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



There are no exemptions for this property

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.