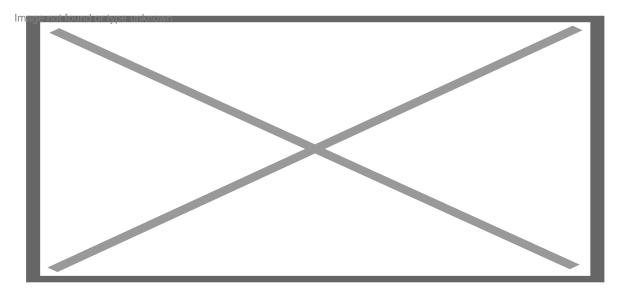


# Tarrant Appraisal District Property Information | PDF Account Number: 40526046

#### Address: 9716 MINTON DR

City: FORT WORTH Georeference: 37915-8-19 Subdivision: SETTLEMENT PLAZA ADDITION Neighborhood Code: 2W300G Latitude: 32.7597612736 Longitude: -97.4853545206 TAD Map: 2000-396 MAPSCO: TAR-058Z





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

## PROPERTY DATA

# **Legal Description:** SETTLEMENT PLAZA ADDITION Block 8 Lot 19

#### Jurisdictions:

CITY OF FORT WORTH (026) TARRANT COUNTY (220) TARRANT REGIONAL WATER DISTRICT (223) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) WHITE SETTLEMENT ISD (920) State Code: A Year Built: 2005

Personal Property Account: N/A Agent: THE RAY TAX GROUP LLC (01008) Protest Deadline Date: 5/15/2025 Site Number: 40526046 Site Name: SETTLEMENT PLAZA ADDITION-8-19 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size<sup>+++</sup>: 1,433 Percent Complete: 100% Land Sqft<sup>\*</sup>: 5,500 Land Acres<sup>\*</sup>: 0.1262 Pool: N

+++ Rounded.

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





### **OWNER INFORMATION**

#### Current Owner: LOBRECHT JOHN Primary Owner Address: 9140 DOVE CT FORT WORTH, TX 76126-9343

Deed Date: 8/15/2013 Deed Volume: 0000000 Deed Page: 0000000 Instrument: D213220872

| Previous Owners              | Date      | Instrument                              | Deed Volume | Deed Page |
|------------------------------|-----------|---|-------------|-----------|
| KLEEN JANET M;KLEEN STEVEN R | 7/12/2005 | D205217716                              | 000000      | 0000000   |
| D R HORTON TEXAS LTD         | 2/7/2005  | D205042531                              | 000000      | 0000000   |
| WEST/LOOP 820 PARTNERS       | 1/1/2004  | 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 | \$155,289          | \$55,000    | \$210,289    | \$210,289       |
| 2023 | \$170,000          | \$55,000    | \$225,000    | \$225,000       |
| 2022 | \$168,743          | \$40,000    | \$208,743    | \$208,743       |
| 2021 | \$112,000          | \$40,000    | \$152,000    | \$152,000       |
| 2020 | \$112,000          | \$40,000    | \$152,000    | \$152,000       |

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**

#### 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.