

# Tarrant Appraisal District Property Information | PDF Account Number: 40553949

### Address: 13048 FENCEROW RD

City: FORT WORTH Georeference: 17395H-21-4 Subdivision: HARVEST RIDGE ADDITION Neighborhood Code: 3K600K Latitude: 32.9646796074 Longitude: -97.2667002279 TAD Map: 2066-472 MAPSCO: TAR-008Z





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

### **PROPERTY DATA**

### Legal Description: HARVEST RIDGE ADDITION Block 21 Lot 4

#### Jurisdictions:

CITY OF FORT WORTH (026) TARRANT COUNTY (220) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) KELLER ISD (907)

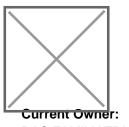
### State Code: A

Year Built: 2004 Personal Property Account: N/A Agent: None Protest Deadline Date: 5/15/2025 Site Number: 40553949 Site Name: HARVEST RIDGE ADDITION-21-4 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size<sup>+++</sup>: 1,920 Percent Complete: 100% Land Sqft<sup>\*</sup>: 9,147 Land Acres<sup>\*</sup>: 0.2099 Pool: N

#### +++ Rounded.

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

## **OWNER INFORMATION**



DAS FAMILY TRUST

Primary Owner Address: 2809 NATIVE OAK DR FLOWER MOUND, TX 75022 Deed Date: 11/17/2023 Deed Volume: Deed Page: Instrument: D223206287

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DAS KUNJA;DAS SUNITA	8/31/2023	D223157962		
WELLENDORF ENTERPRISE LLC	7/9/2013	D213181877	000000	0000000
HOOD KEVIN MONROE	12/16/2004	D204391262	000000	0000000
GOODMAN FAMILY OF BUILDERS LP	8/23/2004	D204266268	000000	0000000
HARVEST RIDGE LP	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. Tarrant County Tax Office Account Information.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$0	\$0	\$0
2024	\$259,500	\$65,000	\$324,500	\$324,500
2023	\$288,950	\$65,000	\$353,950	\$353,950
2022	\$236,977	\$50,000	\$286,977	\$286,977
2021	\$195,009	\$50,000	\$245,009	\$245,009
2020	\$175,866	\$50,000	\$225,866	\$225,866

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.