

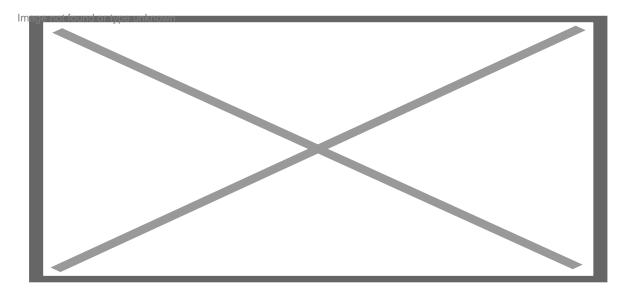
# Tarrant Appraisal District Property Information | PDF Account Number: 40604470

Address: <u>9300 MARTINIQUE LN</u> City: FORT WORTH Georeference: 33347-10-1 Subdivision: RAINBOW RIDGE ADDITION

Neighborhood Code: 4S003A

Latitude: 32.6086570459 Longitude: -97.3698075716 TAD Map: 2036-340 MAPSCO: TAR-103Z





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

### **PROPERTY DATA**

Legal Description: RAINBOW RIDGE ADDITION Block 10 Lot 1

#### Jurisdictions:

CITY OF FORT WORTH (026) TARRANT COUNTY (220) TARRANT REGIONAL WATER DISTRICT (223) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) CROWLEY ISD (912) State Code: A Year Built: 2006 Personal Property Account: N/A Agent: None Protest Deadline Date: 5/15/2025

Site Number: 40604470 Site Name: RAINBOW RIDGE ADDITION-10-1 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size<sup>+++</sup>: 1,758 Percent Complete: 100% Land Sqft<sup>\*</sup>: 6,534 Land Acres<sup>\*</sup>: 0.1500 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:**

RODRIGUEZ MORALES MARIA ESTHER PAREDES VINCENTE

Primary Owner Address: 9300 MARTINIQUE LN FORT WORTH, TX 76123 Deed Date: 6/1/2018 Deed Volume: Deed Page: Instrument: D218123017

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WHATLEY FRED D;WHATLEY PRESTON S	12/28/2015	D215288171		
KING MARILYN L	9/28/2006	D206310507	000000	0000000
CHOICE HOMES INC	6/6/2006	D206171147	0000000	0000000
SJ RAINBOW RIDGE DEV 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	\$238,968	\$50,000	\$288,968	\$288,968
2023	\$261,621	\$50,000	\$311,621	\$268,265
2022	\$203,877	\$40,000	\$243,877	\$243,877
2021	\$171,255	\$40,000	\$211,255	\$211,255
2020	\$142,478	\$40,000	\$182,478	\$182,478

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.