



**Address:** [12217 DURANGO ROOT DR](#)  
**City:** FORT WORTH  
**Georeference:** 44715T-100-19  
**Subdivision:** VILLAGES OF WOODLAND SPRINGS W  
**Neighborhood Code:** 3K600B

**Latitude:** 32.9499909759  
**Longitude:** -97.284553367  
**TAD Map:** 2066-464  
**MAPSCO:** TAR-022B



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

## PROPERTY DATA

**Legal Description:** VILLAGES OF WOODLAND SPRINGS W Block 100 Lot 19

**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:** 2005

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 40678792

**Site Name:** VILLAGES OF WOODLAND SPRINGS W-100-19

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,078

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,500

**Land Acres<sup>\*</sup>:** 0.1262

**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:**

ANDERSON TAMIKA N

**Primary Owner Address:**

12217 DURANGO ROOT DR  
KELLER, TX 76244

**Deed Date:** 9/28/2016

**Deed Volume:**

**Deed Page:**

**Instrument:** [D216234044](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
NICA ELISA VETA;NICA ION	9/26/2014	<a href="#">D214217285</a>		
PROSKOVEC JAY	6/17/2009	<a href="#">D209167852</a>	0000000	0000000
FEDERAL HOME LOAN MORTGAGE COR	8/5/2008	<a href="#">D208315367</a>	0000000	0000000
PATTON AMY;PATTON BRIAN	6/29/2005	<a href="#">D205190996</a>	0000000	0000000
RAH OF TEXAS LP	1/31/2005	<a href="#">D205043644</a>	0000000	0000000
ONE PRAIRIE MEADOWS LTD	1/1/2004	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	\$312,623	\$70,000	\$382,623	\$367,599
2023	\$318,447	\$70,000	\$388,447	\$334,181
2022	\$279,624	\$50,000	\$329,624	\$303,801
2021	\$226,183	\$50,000	\$276,183	\$276,183
2020	\$207,437	\$50,000	\$257,437	\$257,437

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.