

LOCATION

Address: [1352 CONSTANCE DR](#)
City: FORT WORTH
Georeference: 34587-4-23
Subdivision: RIDGEVIEW FARMS
Neighborhood Code: 2N100I

Latitude: 32.8952902989
Longitude: -97.3387995792
TAD Map: 2048-444
MAPSCO: TAR-034H



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RIDGEVIEW FARMS Block 4 Lot 23

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
EAGLE MTN-SAGINAW ISD (918)

State Code: A

Year Built: 2005

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 40730344

Site Name: RIDGEVIEW FARMS-4-23

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,878

Percent Complete: 100%

Land Sqft^{*}: 6,194

Land Acres^{*}: 0.1421

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 ELIENETT PEREZ

Primary Owner Address:

1352 CONSTANCE DR
FORT WORTH, TX 76131

Deed Date: 1/30/2017

Deed Volume:

Deed Page:

Instrument: [D217025067](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BALSZ ELSA;BALSZ NICHOLAS	2/23/2007	D207073290	0000000	0000000
AMERICAN LEGEND HOMES LTD	9/28/2005	D205295710	0000000	0000000
HARMON ROAD 287 PARTNERS	1/1/2005	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 ⁺
2025	\$0	\$0	\$0	\$0
2024	\$252,953	\$80,000	\$332,953	\$326,494
2023	\$290,359	\$55,000	\$345,359	\$296,813
2022	\$229,372	\$55,000	\$284,372	\$269,830
2021	\$192,402	\$55,000	\$247,402	\$245,300
2020	\$168,000	\$55,000	\$223,000	\$223,000

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

- 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.