

# Tarrant Appraisal District Property Information | PDF Account Number: 40867609

## Address: 7436 LA CANTERA DR

City: TARRANT COUNTY Georeference: 23036A-3-19 Subdivision: LA CANTERA WEST Neighborhood Code: 2Y100T Latitude: 32.822799081 Longitude: -97.519808008 TAD Map: 1994-420 MAPSCO: TAR-043R





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

### **PROPERTY DATA**

Legal Description: LA CANTERA WEST Block 3 Lot 19

### Jurisdictions:

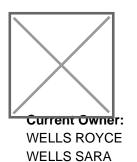
TARRANT COUNTY (220) EMERGENCY SVCS DIST #1 (222) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) AZLE ISD (915) State Code: A Year Built: 2014 Personal Property Account: N/A Agent: None Protest Deadline Date: 5/15/2025 Site Number: 40867609 Site Name: LA CANTERA WEST-3-19 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size+++: 3,229 Percent Complete: 100% Land Sqft\*: 57,935 Land Acres\*: 1.3300 Pool: N

#### +++ Rounded.

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

# **OWNER INFORMATION**





**Primary Owner Address:** 7436 LA CANTERA DR FORT WORTH, TX 76108 Deed Date: 3/21/2016 Deed Volume: Deed Page: Instrument: D216061740

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WALKER SARA R;WELLS ROYCE M	10/10/2014	D214225969		
VENADO RIDGE INVESTMENTS LLC	3/28/2014	D214061655	000000	0000000
WHSS DEVELOPMENT PARTNERS LTD	1/1/2005	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	\$471,882	\$154,950	\$626,832	\$585,640
2023	\$485,050	\$154,950	\$640,000	\$532,400
2022	\$481,611	\$94,950	\$576,561	\$484,000
2021	\$350,000	\$90,000	\$440,000	\$440,000
2020	\$350,000	\$90,000	\$440,000	\$435,600

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.