



Address: [9004 CURACAO DR](#)
City: FORT WORTH
Georeference: 33347-1-46
Subdivision: RAINBOW RIDGE ADDITION
Neighborhood Code: 4S003A

Latitude: 32.6120719861
Longitude: -97.3654749229
TAD Map: 2036-340
MAPSCO: TAR-104S



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

PROPERTY DATA

Legal Description: RAINBOW RIDGE ADDITION
Block 1 Lot 46

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: 2016

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 41158652

Site Name: RAINBOW RIDGE ADDITION-1-46

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,928

Percent Complete: 100%

Land Sqft^{*}: 14,577

Land Acres^{*}: 0.3346

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:

AGUILLON MIGUEL ANGEL
AGUILLON HORTENCIA

Primary Owner Address:

9004 CURACAO DR
FORT WORTH, TX 76123

Deed Date: 7/30/2020

Deed Volume:

Deed Page:

Instrument: [D220185979](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WILCHER DWAYNE LAMONT;WILCHER NATALIE LETECIA	4/12/2019	D219116304		
FTW RAINBOW RIDGE 150 LLC	4/2/2015	D215070881		
SIENA HOMES LLC	3/31/2015	D215069591		
CTMGT LOTS HOLDINGS LLC	12/29/2009	D209337157	0000000	0000000
SJ RAINBOW RIDGE DEV LP	1/1/2006	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	\$272,020	\$42,500	\$314,520	\$302,643
2023	\$297,252	\$42,500	\$339,752	\$275,130
2022	\$230,911	\$34,000	\$264,911	\$250,118
2021	\$193,380	\$34,000	\$227,380	\$227,380
2020	\$155,000	\$34,000	\$189,000	\$189,000

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.