



Address: [14045 STAGECOACH RD](#)
City: FORT WORTH
Georeference: 33463-1-12
Subdivision: RANCHES EAST ADDITION, THE
Neighborhood Code: 3K700B

Latitude: 32.9871647011
Longitude: -97.2794657464
TAD Map: 2066-480
MAPSCO: TAR-008K



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

PROPERTY DATA

Legal Description: RANCHES EAST ADDITION,
THE Block 1 Lot 12

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- NORTHWEST ISD (911)

State Code: A

Year Built: 2008

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 41206487

Site Name: RANCHES EAST ADDITION, THE-1-12

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,833

Percent Complete: 100%

Land Sqft^{*}: 12,632

Land Acres^{*}: 0.2899

Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION



Current Owner:

LYNCH RONALD
LYNCH KELLY SUE

Primary Owner Address:

14045 STAGECOACH RD
ROANOKE, TX 76262

Deed Date: 7/15/2019

Deed Volume:

Deed Page:

Instrument: [D219153717](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BAKIC DANIELLE M;BAKIC PRESTON M	4/30/2015	D215090798		
LEE LEIGHTON HOMES LLC	3/3/2015	d215156785		
STRIPLING JOHN M JR	8/7/2012	D213026993	0000000	0000000
STRIPLING JOHN M JR	7/16/2012	D212183737	0000000	0000000
STRIPLING A D BYERLY;STRIPLING J M JR	9/25/2008	D208378997	0000000	0000000
MERITAGE HOMES OF TEXAS LLC	5/15/2008	D208187595	0000000	0000000
THE RANCHES EAST LP	1/1/2006	000000000000000	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	\$408,157	\$70,000	\$478,157	\$450,780
2023	\$392,552	\$70,000	\$462,552	\$409,800
2022	\$312,545	\$60,000	\$372,545	\$372,545
2021	\$268,021	\$60,000	\$328,021	\$327,806
2020	\$238,005	\$60,000	\$298,005	\$298,005

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.