

Tarrant Appraisal District

Property Information | PDF

Account Number: 41207513

Address: 3949 HOLLOW LAKE RD

City: FORT WORTH
Georeference: 33463-3-24

Subdivision: RANCHES EAST ADDITION, THE

Neighborhood Code: 3K700B

**Latitude:** 32.9856622363 **Longitude:** -97.2771169629

**TAD Map:** 2066-476 **MAPSCO:** TAR-008L





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

## PROPERTY DATA

Legal Description: RANCHES EAST ADDITION.

THE Block 3 Lot 24

**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: 2009

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

**Site Number:** 41207513

Site Name: RANCHES EAST ADDITION, THE-3-24

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,756
Percent Complete: 100%

Land Sqft\*: 5,500 Land Acres\*: 0.1262

Pool: N

+++ Rounded.

## **OWNER INFORMATION**

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



DUNFEE JAMES
DUNFEE LAUREN

**Primary Owner Address:** 3949 HOLLOW LAKE RD ROANOKE, TX 76262

**Deed Date:** 6/1/2018

Deed Volume: Deed Page:

**Instrument:** D218118727

Previous Owners	Date	Instrument	Deed Volume	Deed Page
NUCOMPASS MOBILITY SERVICES INC	4/9/2018	D218118726		
SANTANA PLINIO M;SANTANA TATIANA	10/15/2014	D214227512		
SIRVA RELOC PROP LLC	9/27/2014	D214227511		
SWAMINATHAN SRIRAM	12/23/2009	D209338824	0000000	0000000
MERITAGE HOMES OF TEXAS LLC	10/6/2009	D209268632	0000000	0000000
THE RANCHES EAST 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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$0	\$0	\$0
2024	\$288,296	\$70,000	\$358,296	\$340,410
2023	\$255,000	\$70,000	\$325,000	\$309,464
2022	\$221,331	\$60,000	\$281,331	\$281,331
2021	\$201,361	\$60,000	\$261,361	\$261,361
2020	\$179,190	\$60,000	\$239,190	\$239,190

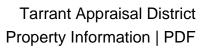
Pending indicates that the property record has not yet been completed for the indicated tax year.

## **EXEMPTIONS / SPECIAL APPRAISAL**

• HOMESTEAD GENERAL 11.13(b)

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<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.



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.

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