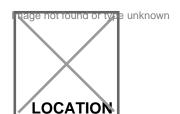


Property Information | PDF Account Number: 42191571



Address: 9801 LAS COLINA CT

City: FORT WORTH
Georeference: 23043E-1-5

Subdivision: LA FRONTERA-FORT WORTH

Neighborhood Code: 2N400D

Latitude: 32.8984203247 **Longitude:** -97.4486476761

TAD Map: 2012-448 **MAPSCO:** TAR-031D





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

PROPERTY DATA

Legal Description: LA FRONTERA-FORT WORTH

Block 1 Lot 5

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: 2018

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 800015956

Site Name: LA FRONTERA-FORT WORTH 1 5 **Site Class:** A1 - Residential - Single Family

Parcels: 1

Approximate Size +++: 4,363
Percent Complete: 100%

Land Sqft*: 11,891 **Land Acres***: 0.2730

Pool: Y

+++ Rounded

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



OWNER INFORMATION

Current Owner:

MUNOZ HECTOR Deed Date: 11/3/2022

MUNOZ BARBARA

Primary Owner Address:

Deed Volume:

Deed Page:

9801 LAS COLINA CT
FORT WORTH, TX 76179

Instrument: D222263700

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DRYDEN TREVOR LEE;DRYDEN VICTORIA	1/11/2019	D219007765		
FIRST TEXAS HOMES INC	11/29/2017	D217277841		

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	\$623,777	\$140,000	\$763,777	\$763,777
2023	\$688,085	\$125,000	\$813,085	\$813,085
2022	\$465,098	\$125,000	\$590,098	\$590,098
2021	\$401,095	\$125,000	\$526,095	\$526,095
2020	\$388,810	\$125,000	\$513,810	\$513,810

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

EXEMPTIONS / SPECIAL APPRAISAL

There are no exemptions for this property

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