

Property Information | PDF

Account Number: 42191597



Address: 9808 LAS COLINA CT

City: FORT WORTH
Georeference: 23043E-1-7

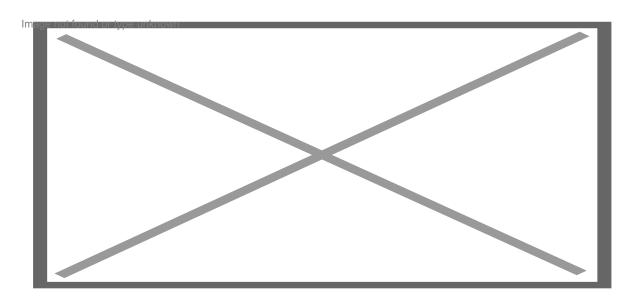
Subdivision: LA FRONTERA-FORT WORTH

Neighborhood Code: 2N400D

**Latitude:** 32.8984117117 **Longitude:** -97.4478387707

**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 7

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: 2017

Personal Property Account: N/A

Agent: None

**Protest Deadline Date: 5/15/2025** 

**Site Number:** 800015949

Site Name: LA FRONTERA-FORT WORTH 1 7
Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size +++: 4,170
Percent Complete: 100%

Land Sqft\*: 16,596 Land Acres\*: 0.3810

Pool: Y

+++ Rounded

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



## **OWNER INFORMATION**

Current Owner:
VARGAS BIANCA
RAMIREZ FERNANDO
Primary Owner Address:
9808 LAS COLINA CT
FORT WORTH, TX 76179

**Deed Date:** 2/28/2018

Deed Volume: Deed Page:

Instrument: D218044535

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FIRST TEXAS HOMES	2/21/2017	D217041586		

## **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	\$560,000	\$140,000	\$700,000	\$664,599
2023	\$571,000	\$125,000	\$696,000	\$604,181
2022	\$424,255	\$125,000	\$549,255	\$549,255
2021	\$434,490	\$125,000	\$559,490	\$559,490
2020	\$381,582	\$125,000	\$506,582	\$506,582

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

## **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.

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