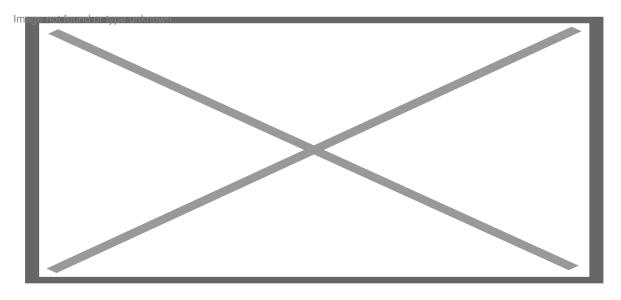


Tarrant Appraisal District Property Information | PDF Account Number: 42191678

Address: 4012 LAS COLINA DR

City: FORT WORTH Georeference: 23043E-1-16 Subdivision: LA FRONTERA-FORT WORTH Neighborhood Code: 2N400D Latitude: 32.8990257831 Longitude: -97.4472813032 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 16

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: CHANDLER CROUCH (11730) Protest Deadline Date: 5/15/2025

Site Number: 800015965 Site Name: LA FRONTERA-FORT WORTH 1 16 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size⁺⁺⁺: 2,440 Percent Complete: 100% Land Sqft^{*}: 7,753 Land Acres^{*}: 0.1780 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: ROBERTSON JERRY ROBERTSON STACEY

Primary Owner Address: 4012 LAS COLINA DR FORT WORTH, TX 76179 Deed Date: 8/24/2018 Deed Volume: Deed Page: Instrument: D218191739

	Previous Owners	Date	Instrument	Deed Volume	Deed Page
FIR	ST TEXAS HOMES INC	3/22/2018	D218061259		

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	\$289,428	\$140,000	\$429,428	\$429,428
2023	\$394,008	\$125,000	\$519,008	\$430,452
2022	\$266,320	\$125,000	\$391,320	\$391,320
2021	\$256,295	\$125,000	\$381,295	\$381,295
2020	\$235,598	\$125,000	\$360,598	\$360,598

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.