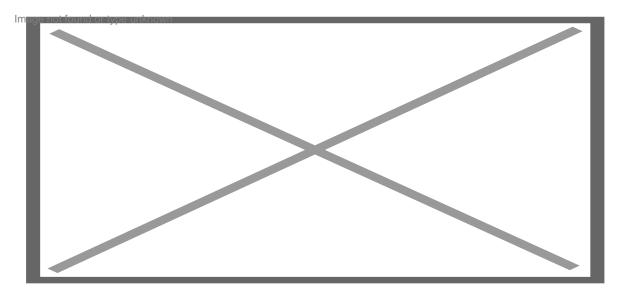


Tarrant Appraisal District Property Information | PDF Account Number: 42204061

Address: 3712 HILLTOP RD

City: FORT WORTH Georeference: 13670-2-5R Subdivision: FERRELL-WELLS ADDITION Neighborhood Code: 4T003I Latitude: 32.6998564718 Longitude: -97.3729807201 TAD Map: 2036-372 MAPSCO: TAR-089D





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

PROPERTY DATA

Legal Description: FERRELL-WELLS ADDITION Block 2 Lot 5R

Jurisdictions:

CITY OF FORT WORTH (026) TARRANT COUNTY (220) TARRANT REGIONAL WATER DISTRICT (223) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) FORT WORTH ISD (905) State Code: A Year Built: 2016 Personal Property Account: N/A Agent: QUATRO TAX LLC (11627)

Protest Deadline Date: 5/15/2025

Site Number: 800020615 Site Name: FERRELL-WELLS ADDITION 2 5R Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size⁺⁺⁺: 3,082 Percent Complete: 100% Land Sqft^{*}: 10,367 Land Acres^{*}: 0.2380 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: NOWELL CYNTHIA C Primary Owner Address: 3712 HILLTOP RD FORT WORTH, TX 76109

Deed Date: 12/9/2016 Deed Volume: Deed Page: Instrument: D216288665

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	\$711,835	\$203,673	\$915,508	\$866,914
2023	\$833,772	\$203,674	\$1,037,446	\$788,104
2022	\$638,719	\$201,851	\$840,570	\$716,458
2021	\$447,825	\$203,500	\$651,325	\$651,325
2020	\$447,825	\$203,500	\$651,325	\$651,325

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.