



**Address:** [2440 SIMMENTAL RD](#)  
**City:** FORT WORTH  
**Georeference:** 31821-18-21  
**Subdivision:** PARR TRUST  
**Neighborhood Code:** 3K900D

**Latitude:** 32.8837432976  
**Longitude:** -97.3250759583  
**TAD Map:** 2048-440  
**MAPSCO:** TAR-035J



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

## PROPERTY DATA

**Legal Description:** PARR TRUST Block 18 Lot 21

**Jurisdictions:**

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- KELLER ISD (907)

**State Code:** A

**Year Built:** 2016

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 800019162

**Site Name:** PARR TRUST 18 21

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,752

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,142

**Land Acres<sup>\*</sup>:** 0.1410

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION



**Current Owner:**

WHEELER WILLIAM R  
WHEELER LINSEY

**Primary Owner Address:**

2440 SIMMENTAL RD  
FORT WORTH, TX 76131

**Deed Date:** 3/17/2017

**Deed Volume:**

**Deed Page:**

**Instrument:** [D217061442](#)

**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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$271,517	\$60,000	\$331,517	\$329,583
2023	\$287,667	\$60,000	\$347,667	\$299,621
2022	\$246,037	\$60,000	\$306,037	\$272,383
2021	\$187,621	\$60,000	\$247,621	\$247,621
2020	\$169,404	\$60,000	\$229,404	\$229,404

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.