



**Address:** [OLD GRANBURY RD](#)  
**City:** FORT WORTH  
**Georeference:** A 4-7B05  
**Subdivision:** ALBIRADO, JUAN JOSE SURVEY  
**Neighborhood Code:** 4B030H

**Latitude:** 32.5893257899  
**Longitude:** -97.4254965703  
**TAD Map:** 2018-332  
**MAPSCO:** TAR-116F



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

## PROPERTY DATA

**Legal Description:** ALBIRADO, JUAN JOSE SURVEY Abstract 4 Tract 7B05 SEPARATED TR REF SPLIT D218175232

**Jurisdictions:**

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- CFW PID #17 ROCK CREEK RANCH (637)
- CROWLEY ISD (912)

**State Code:** D1

**Year Built:** 0

**Personal Property Account:** N/A

**Agent:** RYAN LLC (00320)

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

**Site Number:** 80869650

**Site Name:** ALBIRADO, JUAN JOSE SURVEY 4 7

**Site Class:** ResAg - Residential - Agricultural

**Parcels:** 6

**Approximate Size<sup>+++</sup>:** 0

**Percent Complete:** 0%

**Land Sqft<sup>\*</sup>:** 3,056,300

**Land Acres<sup>\*</sup>:** 70.1630

**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:

WUSF 4 ROCK CREEK LP

KAUR, KASVINDER ROCK CREEK RANCH WEST REVOCABLE TRUST

CHAN, WEE FOOK ROCK CREEK RANCH WEST REVOCABLE TRUST

Deed Date: 1/14/2020

Deed Volume:

### Primary Owner Address:

8800 N GAINNEY CENTER DR STE 345  
SCOTTSDALE, AZ 85258

Deed Page:

Instrument: [D221106362](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHAN, WEE FOOK ROCK CREEK RANCH WEST REVOCABLE TRUST;KAUR, KASVINDER ROCK CREEK RANCH WEST REVOCABLE TRUST;WALTON TEXAS LP;WUSF 4 ROCK CREEK LP	1/13/2020	<a href="#">D221050160</a>		
CHAN, WEE FOOK ROCK CREEK RANCH WEST REVOCABLE TRUST	12/11/2019	<a href="#">D221050158</a>		

## 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	\$0	\$908,642	\$908,642	\$5,192
2023	\$0	\$1,042,053	\$1,042,053	\$7,559
2022	\$0	\$723,056	\$723,056	\$7,751
2021	\$0	\$723,056	\$723,056	\$7,942
2020	\$0	\$723,056	\$723,056	\$8,421

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



- AGRICULTURAL 1D1 23.51

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.