

Tarrant Appraisal District Property Information | PDF Account Number: 42460334

Address: 11813 TOPPELL TR

City: FORT WORTH Georeference: 45694T-3-12 Subdivision: WELLINGTON Neighborhood Code: 2N300A1 Latitude: 32.9412949 Longitude: -97.398124964 TAD Map: 2030-464 MAPSCO: TAR-019E





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

PROPERTY DATA

Legal Description: WELLINGTON Block 3 Lot 12 Jurisdictions:

CITY OF FORT WORTH (026) TARRANT COUNTY (220) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) NORTHWEST ISD (911) State Code: A

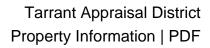
Year Built: 2020

Personal Property Account: N/A Agent: None Protest Deadline Date: 5/15/2025 Site Number: 800038889 Site Name: WELLINGTON 3 12 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size⁺⁺⁺: 3,325 Percent Complete: 100% Land Sqft^{*}: 6,000 Land Acres^{*}: 0.1377 Pool: N

+++ Rounded.

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

OWNER INFORMATION





CUNNINGHAM JONATHON CHAD CUNNINGHAM KIMBERLY NICOLE

Primary Owner Address:

11813 TOPPELL TRL HASLET, TX 76052 Deed Date: 3/19/2021 Deed Volume: Deed Page: Instrument: D221075678

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BEAZER HOMES TEXAS LP	7/1/2019	<u>D219151680</u>		

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
2025	\$0	\$0	\$0	\$0
2024	\$415,000	\$100,000	\$515,000	\$515,000
2023	\$514,718	\$80,000	\$594,718	\$507,679
2022	\$381,526	\$80,000	\$461,526	\$461,526
2021	\$132,320	\$80,000	\$212,320	\$212,320
2020	\$0	\$56,000	\$56,000	\$56,000

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.