



Address: [3116 GUYANA RD](#)
City: FORT WORTH
Georeference: 33347-13-25
Subdivision: RAINBOW RIDGE ADDITION
Neighborhood Code: 4S003D

Latitude: 32.6103675442
Longitude: -97.3650880699
TAD Map: 2036-340
MAPSCO: TAR-104S



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

PROPERTY DATA

Legal Description: RAINBOW RIDGE ADDITION
Block 13 Lot 25

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- CROWLEY ISD (912)

State Code: A

Year Built: 2019

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 800044094

Site Name: RAINBOW RIDGE ADDITION 13 25

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,914

Percent Complete: 100%

Land Sqft^{*}: 6,050

Land Acres^{*}: 0.1389

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:
HTB GROUP LLC

Primary Owner Address:
2251 HORNED OWL ST
GRAND PRAIRIE, TX 75052

Deed Date: 1/27/2025

Deed Volume:

Deed Page:

Instrument: [D225015908](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
NGUYEN HIEN G;NGUYEN XUAN T	2/12/2020	D220036987		
IMPRESSION HOMES LLC	8/1/2019	D219176626		

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	\$212,012	\$60,000	\$272,012	\$272,012
2023	\$251,619	\$60,000	\$311,619	\$311,619
2022	\$238,413	\$50,000	\$288,413	\$288,413
2021	\$183,847	\$50,000	\$233,847	\$233,847
2020	\$184,308	\$50,000	\$234,308	\$234,308

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

There are no exemptions for this property

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.