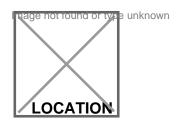


Account Number: 42679069



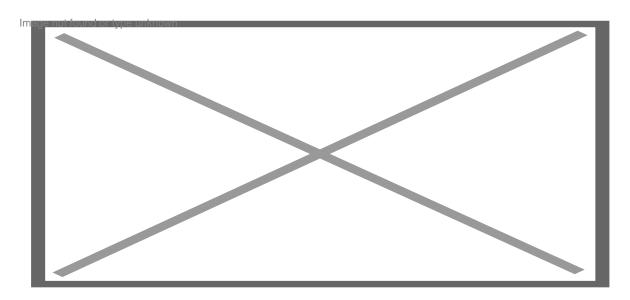
Address: 12372 HULSON TR

City: FORT WORTH

Georeference: 45694T-30-32 Subdivision: WELLINGTON Neighborhood Code: 2N300A1 **Latitude:** 32.9512818555 **Longitude:** -97.4006740059

TAD Map: 2024-468 **MAPSCO:** TAR-019A





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

PROPERTY DATA

Legal Description: WELLINGTON Block 30 Lot 32

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: 2021

Personal Property Account: N/A
Agent: CHANDLER CROUCH (11730)
Protest Deadline Date: 5/15/2025

Site Number: 800056138

Site Name: WELLINGTON Block 30 Lot 32 **Site Class:** A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,643
Percent Complete: 100%

Land Sqft*: 4,480 Land Acres*: 0.1028

Pool: N

+++ Rounded.

OWNER INFORMATION

03-25-2025 Page 1

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



RAY REBECCA

Primary Owner Address: 12372 HULSON TRL FORT WORTH, TX 76052 **Deed Date: 6/28/2022**

Deed Volume: Deed Page:

Instrument: D222165382

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HIGHLAND HOMES - DALLAS LLC	10/16/2020	D220271897		

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	\$217,503	\$100,000	\$317,503	\$317,503
2023	\$302,928	\$80,000	\$382,928	\$382,928
2022	\$45,252	\$80,000	\$125,252	\$125,252
2021	\$0	\$52,000	\$52,000	\$52,000
0	\$0	\$0	\$0	\$0

Pending indicates that the property record has not yet been completed for the indicated tax year.

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.

03-25-2025 Page 2

⁺ Appraised value may be less than market value due to state-mandated limitations of value increases.