



Address: [3321 PARK RIDGE BLVD](#)
City: FORT WORTH
Georeference: 2860-21-28
Subdivision: BLUEBONNET HILLS
Neighborhood Code: 4T002Z

Latitude: 32.7008575988
Longitude: -97.3580410478
TAD Map: 2042-376
MAPSCO: TAR-090B



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BLUEBONNET HILLS Block 21
Lot 28

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: A

Year Built: 1931

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 00233714

Site Name: BLUEBONNET HILLS-21-28

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,613

Percent Complete: 100%

Land Sqft^{*}: 7,000

Land Acres^{*}: 0.1606

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:

CARR KENNETH
CADAMBI AVANTIKA

Primary Owner Address:

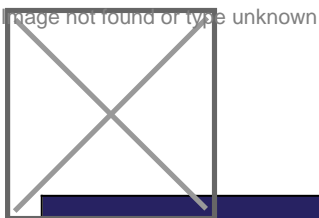
957 MONARCH WAY
KELLER, TX 76248

Deed Date: 10/7/2021

Deed Volume:

Deed Page:

Instrument: [D221296670](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
DREWS BRIAN KYLE	4/18/2015	D215081829		
ARTISAN CONTRACTORS LP	3/19/2013	D213074860	0000000	0000000
BLESSINGER MARTIN	7/5/2007	D207236995	0000000	0000000
SALISBURY BRIAN K;SALISBURY DEE W	5/24/2000	00143700000244	0014370	0000244
MATTIODA JASON C;MATTIODA M ANDERSON	3/25/1996	00123100000328	0012310	0000328
GALBREATH JACQUELINE;GALBREATH THOMAS	4/29/1986	00085290002192	0008529	0002192
FORT ANDREW O;FORT SHARON V	3/2/1983	00074570001317	0007457	0001317
WILSON ROBERT K	12/31/1900	00000000000000	0000000	0000000

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	\$224,470	\$210,000	\$434,470	\$434,470
2024	\$224,470	\$210,000	\$434,470	\$434,470
2023	\$224,952	\$175,000	\$399,952	\$399,952
2022	\$238,480	\$110,000	\$348,480	\$348,480
2021	\$197,230	\$110,000	\$307,230	\$307,230
2020	\$202,383	\$110,000	\$312,383	\$312,383

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.