



Address: [3536 PARK RIDGE BLVD](#)
City: FORT WORTH
Georeference: 2860-30-25-30
Subdivision: BLUEBONNET HILLS
Neighborhood Code: 4T0024

Latitude: 32.6977187601
Longitude: -97.3622870994
TAD Map: 2042-372
MAPSCO: TAR-090A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BLUEBONNET HILLS Block 30
Lot 25 25-W1/2 24 BLK 30

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: 1952

Personal Property Account: N/A

Agent: TEXAS TAX PROTEST (05909)

Notice Sent Date: 4/15/2025

Notice Value: \$452,000

Protest Deadline Date: 5/24/2024

Site Number: 00235997

Site Name: BLUEBONNET HILLS-30-25-30

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,907

Percent Complete: 100%

Land Sqft^{*}: 10,500

Land Acres^{*}: 0.2410

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:

SPEAR BRENT A

Primary Owner Address:

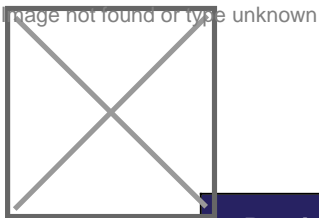
3536 PARK RIDGE BLVD
FORT WORTH, TX 76109-2919

Deed Date: 10/24/2008

Deed Volume: 00000000

Deed Page: 00000000

Instrument: [D208407554](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
DIETRICH DAVID	8/4/2008	D208314604	0000000	0000000
WOMACK ETHEL M	4/1/1982	00076760000421	0007676	0000421
LAURITZEN MAMIE R	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	\$147,000	\$305,000	\$452,000	\$430,785
2024	\$147,000	\$305,000	\$452,000	\$391,623
2023	\$234,521	\$199,500	\$434,021	\$356,021
2022	\$138,655	\$185,000	\$323,655	\$323,655
2021	\$138,655	\$185,000	\$323,655	\$323,655
2020	\$149,668	\$185,000	\$334,668	\$334,668

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.