



**Address:** [3412 CARRIAGE HILL DR](#)  
**City:** FOREST HILL  
**Georeference:** 6500-3-4  
**Subdivision:** CARRIAGE HILL-FOREST HILL  
**Neighborhood Code:** 1H060E

**Latitude:** 32.6566136156  
**Longitude:** -97.2689127744  
**TAD Map:** 2066-360  
**MAPSCO:** TAR-092Y



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** CARRIAGE HILL-FOREST HILL  
Block 3 Lot 4

**Jurisdictions:**

CITY OF FOREST HILL (010)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**State Code:** A

**Year Built:** 1965

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$133,574

**Protest Deadline Date:** 5/24/2024

**Site Number:** 00432067

**Site Name:** CARRIAGE HILL-FOREST HILL-3-4

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,227

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,750

**Land Acres<sup>\*</sup>:** 0.2008

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**

HERNANDEZ ABRAHAM

**Primary Owner Address:**

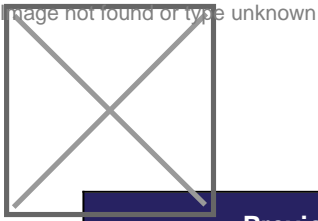
3412 CARRIAGE HILL DR  
FOREST HILL, TX 76140

**Deed Date:** 7/16/2014

**Deed Volume:** 00000000

**Deed Page:** 00000000

**Instrument:** [D214153630](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
HOSKINS ASHLEY;HOSKINS MATTHEW	12/28/2011	<a href="#">D212000829</a>	0000000	0000000
CAVINESS JEAN F	12/31/1900	000000000000000	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 <sup>+</sup>
2025	\$111,262	\$22,312	\$133,574	\$133,574
2024	\$111,262	\$22,312	\$133,574	\$124,971
2023	\$123,766	\$22,312	\$146,078	\$113,610
2022	\$90,092	\$25,500	\$115,592	\$103,282
2021	\$68,894	\$25,500	\$94,394	\$93,893
2020	\$85,697	\$25,500	\$111,197	\$85,357

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.