



Address: [7305 COMANCHE TR](#)
City: LAKE WORTH
Georeference: 21080-33-16-30
Subdivision: INDIAN OAKS SUBDIVISION
Neighborhood Code: 2N060A

Latitude: 32.8074740884
Longitude: -97.4443933576
TAD Map: 2012-412
MAPSCO: TAR-045Z



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

PROPERTY DATA

Legal Description: INDIAN OAKS SUBDIVISION
Block 33 Lot 16 16 & W 22' 15 BLK 33

Jurisdictions:

CITY OF LAKE WORTH (016)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
LAKE WORTH ISD (910)

State Code: A

Year Built: 1936

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$193,325

Protest Deadline Date: 5/24/2024

Site Number: 01422952

Site Name: INDIAN OAKS SUBDIVISION-33-16-30

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,482

Percent Complete: 100%

Land Sqft^{*}: 16,160

Land Acres^{*}: 0.3710

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:

ESPARZA JONATHAN

Primary Owner Address:

7305 COMANCHE TRL
LAKE WORTH, TX 76135

Deed Date: 5/11/2020

Deed Volume:

Deed Page:

Instrument: [D220107843](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SMOK RENTALS LLC	9/28/2018	D218216568		
LOVELL BARBARA M	7/29/2016	D216171366		
CANCHOLA GLORIA A;CANCHOLA T MAJORS	3/5/2012	D212070637	0000000	0000000
GANGOLF LINDA F;GANGOLF S M CAYLOR	12/16/1998	00135740000161	0013574	0000161
TAYLOR JEAN;TAYLOR ODIS S	10/27/1994	00117980002392	0011798	0002392
BARNES THERESA	8/21/1993	00112480001519	0011248	0001519
TAYLOR JEAN;TAYLOR ODIS S	10/13/1988	00094070001437	0009407	0001437
RILEY BILLIE	4/15/1988	00092460001013	0009246	0001013
TAYLOR JEAN;TAYLOR ODIS S	5/28/1980	00069400000056	0006940	0000056
GOAD J N	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	\$158,339	\$34,986	\$193,325	\$193,325
2024	\$158,339	\$34,986	\$193,325	\$179,080
2023	\$150,529	\$34,986	\$185,515	\$162,800
2022	\$112,973	\$35,027	\$148,000	\$148,000
2021	\$139,021	\$21,250	\$160,271	\$160,271
2020	\$80,751	\$21,250	\$102,001	\$102,001

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)

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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.