



**Address:** [3716 BEN CREEK CT](#)  
**City:** FORT WORTH  
**Georeference:** 24315-7-17  
**Subdivision:** LOST CREEK ADDITION  
**Neighborhood Code:** 4A100M

**Latitude:** 32.7172921394  
**Longitude:** -97.5220053968  
**TAD Map:** 1988-380  
**MAPSCO:** TAR-071V



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** LOST CREEK ADDITION Block 7  
Lot 17

**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:** 1987

**Personal Property Account:** N/A

**Agent:** PROPERTY TAX PROTEST (00795)

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

**Notice Value:** \$403,650

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

**Site Number:** 01611844

**Site Name:** LOST CREEK ADDITION-7-17

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,134

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 11,000

**Land Acres<sup>\*</sup>:** 0.2525

**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:**

RIDGE SAHODRA D

**Primary Owner Address:**

3716 BEN CREEK CT  
ALEDO, TX 76008-3607

**Deed Date:** 12/22/2022

**Deed Volume:**

**Deed Page:**

**Instrument:** 142-22-235961

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RIDGE GARY L;RIDGE SAHODRA D	7/10/2009	000000000000000	0000000	0000000
DEOSARRAN G RIDGE;DEOSARRAN SAHODRA	5/15/2009	<a href="#">D209135317</a>	0000000	0000000
SUAREZ SHARON R	4/30/2006	000000000000000	0000000	0000000
SUAREZ SHARON;SUAREZ SILVINO M EST	9/16/2005	<a href="#">D205286123</a>	0000000	0000000
LARA ERNESTINA;LARA VICTOR	11/30/1987	00091350000055	0009135	0000055
CLEARFORK HOMES INC	9/11/1987	00090730002237	0009073	0002237
WESTSHIRE PROPERTIES INC	6/21/1984	00078660000521	0007866	0000521
GREAT EAGLE SERVICE CORP	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	\$293,650	\$110,000	\$403,650	\$403,650
2024	\$293,650	\$110,000	\$403,650	\$389,766
2023	\$306,149	\$88,000	\$394,149	\$354,333
2022	\$244,774	\$88,000	\$332,774	\$322,121
2021	\$215,837	\$77,000	\$292,837	\$292,837
2020	\$217,537	\$77,000	\$294,537	\$294,537

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.