



# Tarrant Appraisal District Property Information | PDF Account Number: 03500225

#### Address: 108 N LAS VEGAS TR

City: WHITE SETTLEMENT Georeference: 46410-3-7 Subdivision: WESTVIEW HIGHLANDS ADDITION Neighborhood Code: 2W100W Latitude: 32.7603047911 Longitude: -97.4685409715 TAD Map: 2006-396 MAPSCO: TAR-059X



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

# PROPERTY DATA

Legal Description: WESTVIEW HIGHLANDS ADDITION Block 3 Lot 7 Jurisdictions: CITY OF WHITE SETTLEMENT (030) TARRANT COUNTY (220) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) WHITE SETTLEMENT ISD (920) State Code: A Year Built: 1947 Personal Property Account: N/A Agent: None Notice Sent Date: 4/15/2025 Notice Value: \$208,513 Protest Deadline Date: 5/24/2024

Site Number: 03500225 Site Name: WESTVIEW HIGHLANDS ADDITION-3-7 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size<sup>+++</sup>: 1,062 Percent Complete: 100% Land Sqft<sup>\*</sup>: 7,356 Land Acres<sup>\*</sup>: 0.1688 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: ENRIQUEZ MARIA GOMEZ JOSE SERAFIN

**Primary Owner Address:** 108 N LAS VEGAS TRL FORT WORTH, TX 76108 Deed Date: 6/10/2022 Deed Volume: Deed Page: Instrument: D222152216

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OPENDOOR PROPERTY TRUST I	3/31/2022	D222085791		
TRUBENSTEIN LINA;TRUBENSTEIN MATTHEW J.	10/23/2017	<u>D217247314</u>		
ACOCELLA ROBERT	10/27/2016	D216256343		
BIEDENBACH RICHARD ETAL	8/23/2012	D212219212	000000	0000000
FEDERAL NATIONAL MORTGAGE	7/4/2012	D212167496	000000	0000000
STRICKLAND LYDIA	9/29/2006	D206312688	000000	0000000
BALLARD REBECCA L	12/31/1900	000000000000000000000000000000000000000	000000	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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised
2025	\$171,733	\$36,780	\$208,513	\$208,513
2024	\$171,733	\$36,780	\$208,513	\$190,911
2023	\$136,775	\$36,780	\$173,555	\$173,555
2022	\$141,966	\$25,000	\$166,966	\$166,966
2021	\$119,797	\$25,000	\$144,797	\$144,797
2020	\$65,000	\$25,000	\$90,000	\$90,000

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.