



Address: [13120 WAT RD](#)
City: FORT WORTH
Georeference: A1305-1D
Subdivision: ROBERTS, J J SURVEY
Neighborhood Code: 3K600H

Latitude: 32.9678832964
Longitude: -97.2523979318
TAD Map: 2072-472
MAPSCO: TAR-009S



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ROBERTS, J J SURVEY
Abstract 1305 Tract 1D & 1/22% OF PRIVATE
STREET

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A
Year Built: 1984
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$712,477
Protest Deadline Date: 5/24/2024

Site Number: 04127986
Site Name: ROBERTS, J J SURVEY-1D
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 4,532
Percent Complete: 100%
Land Sqft^{*}: 41,294
Land Acres^{*}: 0.9480
Pool: N

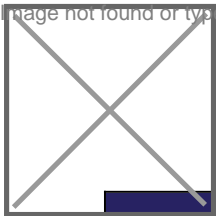
⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:
RATANA OLAY
RATANA BOKAVONE BOULOM
Primary Owner Address:
13120 WAT RD
KELLER, TX 76244

Deed Date: 12/20/1994
Deed Volume: 0012135
Deed Page: 0000688
Instrument: 00121350000688



| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|-----------------------------|------------|-----------------|-------------|-----------|
| BUDDHA RATANARAM MEDITATION | 2/8/1983 | 00074500001089 | 0007450 | 0001089 |
| LOWRIE BRUCE | 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 ⁺ |
|------|--------------------|-------------|--------------|------------------------------|
| 2025 | \$620,047 | \$92,430 | \$712,477 | \$285,313 |
| 2024 | \$620,047 | \$92,430 | \$712,477 | \$259,375 |
| 2023 | \$507,726 | \$92,430 | \$600,156 | \$235,795 |
| 2022 | \$409,328 | \$27,729 | \$437,057 | \$214,359 |
| 2021 | \$298,967 | \$27,729 | \$326,696 | \$194,872 |
| 2020 | \$285,750 | \$27,729 | \$313,479 | \$177,156 |

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.