



Address: [12460 LAKE FOREST DR](#)
City: TARRANT COUNTY
Georeference: A1933-3D03
Subdivision: HALES, J P SURVEY
Neighborhood Code: 2Y300G

Latitude: 32.9545158845
Longitude: -97.5202677172
TAD Map: 1988-468
MAPSCO: TAR-015D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HALES, J P SURVEY Abstract
1933 Tract 3D03

Jurisdictions:

TARRANT COUNTY (220)
EMERGENCY SVCS DIST #1 (222)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
AZLE ISD (915)

State Code: C1

Year Built: 0

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$97,350

Protest Deadline Date: 5/24/2024

Site Number: 04310020

Site Name: HALES, J P SURVEY-3D03

Site Class: C1 - Residential - Vacant Land

Parcels: 1

Approximate Size⁺⁺⁺: 0

Percent Complete: 0%

Land Sqft^{*}: 86,684

Land Acres^{*}: 1.9900

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:

FORBES VALARIE L
FORBES WARREN D

Primary Owner Address:

12500 DEEDS CT
AZLE, TX 76020-5624

Deed Date: 7/5/2024

Deed Volume:

Deed Page:

Instrument: [D224118822](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
BURGER MARY IRGENS;BURGER RYAN T BURGER	11/2/2004	D204343905	0000000	0000000
MAUK GLEN R	12/31/1900	0000000000000000	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	\$0	\$97,350	\$97,350	\$97,350
2024	\$0	\$97,350	\$97,350	\$97,350
2023	\$0	\$97,350	\$97,350	\$97,350
2022	\$0	\$57,350	\$57,350	\$57,350
2021	\$0	\$57,350	\$57,350	\$57,350
2020	\$0	\$59,750	\$59,750	\$59,750

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

There are no exemptions for this property

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.