



**Address:** [5053 RIDGLEA LN # 912](#)  
**City:** FORT WORTH  
**Georeference:** 7790C---09  
**Subdivision:** COLONIAL GARDENS CONDOMINIUMS  
**Neighborhood Code:** A4R010F

**Latitude:** 32.7108649427  
**Longitude:** -97.4123649757  
**TAD Map:** 2024-376  
**MAPSCO:** TAR-074V



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** COLONIAL GARDENS  
CONDOMINIUMS Block A Lot 912 & 3.72% OF  
COMMON AREA

**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:** 1968

**Personal Property Account:** N/A

**Agent:** RESOLUTE PROPERTY TAX SOLUTIONS (00988)

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

**Notice Value:** \$72,142

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

**Site Number:** 04411811  
**Site Name:** COLONIAL GARDENS CONDOMINIUMS-A-912  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size+++:** 1,342  
**Percent Complete:** 100%  
**Land Sqft\*:** 0  
**Land Acres\*:** 0.0000

+++ Rounded.

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

**OWNER INFORMATION**

**Current Owner:**  
HAPPY HOMES OF TEXAS LLC  
**Primary Owner Address:**  
PO BOX 33393  
FORT WORTH, TX 76162

**Deed Date:** 12/15/2016  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D216298236](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HORIZONS INV PROP 401K TRUST	12/5/2013	<a href="#">D213314308</a>	0000000	0000000
FORD & SONS REAL ESTATE INVEST	8/2/2011	<a href="#">D211190855</a>	0000000	0000000
HERONEMA INVESTMENT GROUP LLC	12/22/2008	<a href="#">D208466503</a>	0000000	0000000
FRANKLIN JAMES D	10/22/2004	<a href="#">D204334185</a>	0000000	0000000
COVINGTON CARY	2/26/1997	00126850000484	0012685	0000484
JOHNSON ZORA F	1/21/1997	00126490000746	0012649	0000746
COLONIAL CONDO ASSN INC	12/6/1996	00126490000740	0012649	0000740
COLONIAL GARDENS HO ASSOC INC	6/4/1996	00124020001090	0012402	0001090
MCCANN THOMAS A III	4/28/1993	00110630000376	0011063	0000376
RIGG LYNNE PORTER	10/31/1990	00100870002261	0010087	0002261
RIGG JOHN RAYMOND	11/11/1988	00094330001018	0009433	0001018
RIGG JOHN R;RIGG LYNNE P	9/10/1985	00083030000455	0008303	0000455
BROTHERS JAMES;BROTHERS MRS	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 <sup>+</sup>
2025	\$57,142	\$15,000	\$72,142	\$72,142
2024	\$55,576	\$15,000	\$70,576	\$70,576
2023	\$63,399	\$7,000	\$70,399	\$70,399
2022	\$48,916	\$7,000	\$55,916	\$55,916
2021	\$39,743	\$7,000	\$46,743	\$46,743
2020	\$39,743	\$7,000	\$46,743	\$46,743

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

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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.