

Tarrant Appraisal District
Property Information | PDF

Account Number: 04768019

Address: 3408 HERITAGE LN

City: FOREST HILL
Georeference: 17800-B-5

Subdivision: HERITAGE HEIGHTS ADDITION

Neighborhood Code: A1F020P

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

# Longitude: -97.2710617252 TAD Map: 2066-356 MAPSCO: TAR-106C

#### PROPERTY DATA

Legal Description: HERITAGE HEIGHTS ADDITION

Block B Lot 5

Jurisdictions:

CITY OF FOREST HILL (010) TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)

EVERMAN ISD (904)

State Code: A Year Built: 1984

Personal Property Account: N/A

Agent: GRAY WINSTON & HART PLLC (12298)

Protest Deadline Date: 5/24/2024

Site Number: 04768019

Site Name: HERITAGE HEIGHTS ADDITION-B-5

Site Class: A1 - Residential - Single Family

Latitude: 32.6485747572

Parcels: 1

Approximate Size+++: 1,284
Percent Complete: 100%

Land Sqft\*: 4,199 Land Acres\*: 0.0963

Pool: N

+++ Rounded.

### **OWNER INFORMATION**

Current Owner: COLONIAL PLACE LC

**Primary Owner Address:** 17 PACLAND ESTATES

17 PACLAND ESTATES
CHESTERFIELD, MO 63005

Deed Date: 8/23/2021 Deed Volume: Deed Page:

**Instrument:** D221246175

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



Previous Owners	Date	Instrument	Deed Volume	Deed Page
FH DUPLEX HOLDINGS LLC	11/20/2019	D219273404		
FORT WORTH PROPERTY HOLDINGS LLC	4/5/2018	D218075327		
ADMK HOME IMPROVEMENT PROPERTIES LLC	4/5/2017	D217078498		
MAROON FW LLC	12/1/2013	D213315384	0000000	0000000
MOORE LEONARD W;MOORE SUZANNE E	1/23/2001	00147010000108	0014701	0000108
MOORE FAMILY 1997 LP THE	11/18/1997	00129840000558	0012984	0000558
MOORE LEONARD;MOORE SUZANNE TRS	2/12/1997	00126820000532	0012682	0000532
MOORE LEONARD W III	1/28/1991	00101620002085	0010162	0002085
SUNBELT SAVINGS FSB	10/2/1990	00100580001175	0010058	0001175
CARDINAL DEVELOPMENT CO	5/7/1984	00078210002061	0007821	0002061
ARLINGTON SAVINGS ASSN	12/31/1900	00000000000000	0000000	0000000

#### **VALUES**

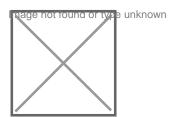
This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$94,500	\$5,000	\$99,500	\$99,500
2024	\$69,500	\$30,000	\$99,500	\$99,500
2023	\$69,500	\$30,000	\$99,500	\$99,500
2022	\$94,500	\$5,000	\$99,500	\$99,500
2021	\$90,086	\$5,000	\$95,086	\$95,086
2020	\$92,842	\$5,000	\$97,842	\$97,842

Pending indicates that the property record has not yet been completed for the indicated tax year.

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<sup>+</sup> 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.

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