



Address: [804 ROARING SPRINGS RD](#)
City: FORT WORTH
Georeference: 37965-3-8
Subdivision: SHADY OAKS ADDITION-FORT WORTH
Neighborhood Code: 4C130F

Latitude: 32.7506289654
Longitude: -97.4140153735
TAD Map: 2024-392
MAPSCO: TAR-074D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SHADY OAKS ADDITION-FORT WORTH Block 3 Lot 8

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: 1984

Personal Property Account: N/A

Agent: WILLIAM PORTWOOD (01111)

Protest Deadline Date: 5/24/2024

Site Number: 04814835

Site Name: SHADY OAKS ADDITION-FORT WORTH-3-8

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,532

Percent Complete: 100%

Land Sqft^{*}: 10,100

Land Acres^{*}: 0.2318

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:

WOOD PINE LLC

Primary Owner Address:

PO BOX 8422
HORSESHOE BAY, TX 78657

Deed Date: 5/26/2021

Deed Volume:

Deed Page:

Instrument: [D221154518](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CLICK ROLINDA P	4/30/2013	D213111198	0000000	0000000
MANNING VIRGINIA EST	6/16/1997	00128040000058	0012804	0000058
TIMS DIANNE;TIMS JERRY L	1/8/1991	00101520000620	0010152	0000620
WARNER SUZANNE;WARNER THOMAS N	5/23/1985	00082380001044	0008238	0001044
GARRETT HOMES INC	5/2/1984	00078200001008	0007820	0001008
MARTIN NICHOLAS JR	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 ⁺
2025	\$242,662	\$187,500	\$430,162	\$430,162
2024	\$333,335	\$187,500	\$520,835	\$520,835
2023	\$531,383	\$187,500	\$718,883	\$718,883
2022	\$533,363	\$225,000	\$758,363	\$758,363
2021	\$411,101	\$225,000	\$636,101	\$570,956
2020	\$294,051	\$225,000	\$519,051	\$519,051

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.