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Address: [2706 RUSTIC FOREST RD](#)
City: FORT WORTH
Georeference: 500-11R-4RA
Subdivision: ALTA MESA ADDITION
Neighborhood Code: M1M01M

Latitude: 32.6454128729
Longitude: -97.2850963058
TAD Map: 2066-356
MAPSCO: TAR-106B



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

PROPERTY DATA

Legal Description: ALTA MESA ADDITION Block
11R Lot 4RA & 4RB

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
EVERMAN ISD (904)

State Code: B

Year Built: 1984

Personal Property Account: N/A

Agent: PEYCO SOUTHWEST REALTY INC (00506)

Protest Deadline Date: 5/24/2024

Site Number: 05007453

Site Name: ALTA MESA ADDITION-11R-4RA-20

Site Class: B - Residential - Multifamily

Parcels: 1

Approximate Size⁺⁺⁺: 2,216

Percent Complete: 100%

Land Sqft^{*}: 6,773

Land Acres^{*}: 0.1554

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:

RATHLIN REALTY LLC

Primary Owner Address:

PO BOX 2624
SUNNYVALE, CA 94087

Deed Date: 12/8/2016

Deed Volume:

Deed Page:

Instrument: [D216288303](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KNIGHT SHERRILYNN D	8/31/2005	D205265502	0000000	0000000
QUACH JOHN C;QUACH NANCY T	4/15/2003	00166180000300	0016618	0000300
MIDWEST 1ST FIN LTD PRTNSHP IV	8/12/2002	00159900000214	0015990	0000214
WELLS FARGO HOME MORTGAGE INC	7/31/2002	00159900000213	0015990	0000213
FEDERAL HOME LOAN MORT CORP	2/5/2002	00154650000087	0015465	0000087
EMOKPAE KINGSLEY	12/13/2000	00146640000111	0014664	0000111
FIRST CLASS SERVICES INC	12/12/2000	00146590000413	0014659	0000413
CHIEN CHUI-TSANG;CHIEN HUI-SHIA	6/3/1996	00123900000791	0012390	0000791
AM DUPLEXES INC	7/2/1991	00103190001447	0010319	0001447
HOME-LOT CORP	6/28/1991	00103190001431	0010319	0001431
WESTERN GULF S & L ASSN	9/1/1987	00090550001262	0009055	0001262
U F S INC	12/26/1984	00080410001251	0008041	0001251
BROWNING OREIN HOMES INC	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	\$190,000	\$30,000	\$220,000	\$220,000
2024	\$210,000	\$30,000	\$240,000	\$240,000
2023	\$171,000	\$30,000	\$201,000	\$201,000
2022	\$156,393	\$30,000	\$186,393	\$186,393
2021	\$122,505	\$10,000	\$132,505	\$132,505
2020	\$122,505	\$10,000	\$132,505	\$132,505

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.