



Address: [725 BUDDY L DR](#)
City: FORT WORTH
Georeference: 7087-13-11
Subdivision: CHAPEL CREEK RANCH ADDITION
Neighborhood Code: 2W300A

Latitude: 32.7529002375
Longitude: -97.5175398383
TAD Map: 1994-392
MAPSCO: TAR-057Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CHAPEL CREEK RANCH
ADDITION Block 13 Lot 11

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
WHITE SETTLEMENT ISD (920)

State Code: A

Year Built: 1989

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 06187374

Site Name: CHAPEL CREEK RANCH ADDITION-13-11

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,816

Percent Complete: 100%

Land Sqft^{*}: 7,360

Land Acres^{*}: 0.1689

Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

PHILLIPS CHARLES
NAVARRO MARY ANN AJON

Primary Owner Address:

725 BUDDY L DR
FORT WORTH, TX 76108

Deed Date: 12/20/2019

Deed Volume:

Deed Page:

Instrument: [D219294907](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SIMPKINS PAULA;SIMPKINS THOMAS J	5/29/2013	D213143219	0000000	0000000
SIMPKINS THOMAS J	5/11/2011	D211112441	0000000	0000000
SAMMONS HOME BUYERS CORP	12/27/2010	D211020497	0000000	0000000
725 BUDDY LAND TRUST	10/7/2010	D210273370	0000000	0000000
CARVER ANN SUE;CARVER LARRY O	3/23/1989	00095460001815	0009546	0001815
ZLB ENTERPRISE INC	1/12/1989	00094890000887	0009489	0000887
CHAPEL CREEK RANCH JV	1/1/1987	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	\$118,386	\$50,000	\$168,386	\$168,386
2024	\$241,802	\$50,000	\$291,802	\$291,802
2023	\$253,751	\$50,000	\$303,751	\$272,296
2022	\$230,317	\$30,000	\$260,317	\$247,542
2021	\$195,038	\$30,000	\$225,038	\$225,038
2020	\$196,433	\$30,000	\$226,433	\$226,433

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

- HOMESTEAD GENERAL 11.13(b)

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.