



Address: [10404 BLUE STEM CT](#)
City: FORT WORTH
Georeference: 7087-17-28
Subdivision: CHAPEL CREEK RANCH ADDITION
Neighborhood Code: 2W300N

Latitude: 32.7403190674
Longitude: -97.5083796142
TAD Map: 1994-388
MAPSCO: TAR-072E



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

PROPERTY DATA

Legal Description: CHAPEL CREEK RANCH
ADDITION Block 17 Lot 28

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: 1996

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 06203981

Site Name: CHAPEL CREEK RANCH ADDITION-17-28

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,462

Percent Complete: 100%

Land Sqft^{*}: 7,811

Land Acres^{*}: 0.1793

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:

HARRIS RUNNELS SHALEENA
RUNNELS EDDIE

Primary Owner Address:

10404 BLUE STEM CT
FORT WORTH, TX 76108

Deed Date: 7/30/2021

Deed Volume:

Deed Page:

Instrument: [D221221654](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DOUGLAS DEVON	2/16/2012	D212052470	0000000	0000000
PEARSON PRESTON EUGENE	5/14/2009	D209150890	0000000	0000000
PEARSON ANGELA;PEARSON PRESTON E	12/16/2002	00162300000485	0016230	0000485
WESTCOTT APRIL T;WESTCOTT LEE D	10/4/1996	00125470001714	0012547	0001714
CHOICE HOMES TEXAS INC	7/25/1996	00124520001200	0012452	0001200
ZLB PARTNERS INC	9/26/1995	00121180000645	0012118	0000645
DURABLE INC PROFIT SHARE PLAN	12/8/1992	00108720000807	0010872	0000807
WALTERS THEODORE M	1/15/1992	00105060001950	0010506	0001950
WESTINGHOUSE CREDIT CORP	12/5/1989	00097810002235	0009781	0002235
C C R JV #1	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	\$203,000	\$50,000	\$253,000	\$253,000
2024	\$203,000	\$50,000	\$253,000	\$253,000
2023	\$220,000	\$50,000	\$270,000	\$270,000
2022	\$216,156	\$35,000	\$251,156	\$251,156
2021	\$149,647	\$35,000	\$184,647	\$170,500
2020	\$120,000	\$35,000	\$155,000	\$155,000

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)

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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.