



Address: [5433 CATLOW VALLEY RD](#)
City: FORT WORTH
Georeference: 31565-41-4
Subdivision: PARK GLEN ADDITION
Neighborhood Code: 3K200E

Latitude: 32.8818776827
Longitude: -97.2698690838
TAD Map: 2066-440
MAPSCO: TAR-036L



Google Map or type unknown

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

PROPERTY DATA

Legal Description: PARK GLEN ADDITION Block 41
Lot 4

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CFW PID #6 - RESIDENTIAL (605)
KELLER ISD (907)

State Code: A
Year Built: 1992
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$298,760
Protest Deadline Date: 5/24/2024

Site Number: 06536093
Site Name: PARK GLEN ADDITION-41-4
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,621
Percent Complete: 100%
Land Sqft^{*}: 7,416
Land Acres^{*}: 0.1702
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:
NGUYEN JOHN L
NGUYEN LE-THUY TR
Primary Owner Address:
5433 CATLOW VALLEY RD
FORT WORTH, TX 76137-4348

Deed Date: 6/14/2002
Deed Volume: 0015782
Deed Page: 0000268
Instrument: 00157820000268

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CENDANT MOBILITY GOVEMT FIN	5/30/2002	00157820000266	0015782	0000266
NUNEZ ROLAND;NUNEZ SARAH G	1/26/1993	00109400001991	0010940	0001991
CENTENNIAL HOMES INC	1/1/1992	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	\$233,760	\$65,000	\$298,760	\$298,760
2024	\$233,760	\$65,000	\$298,760	\$289,130
2023	\$237,824	\$65,000	\$302,824	\$262,845
2022	\$192,006	\$55,000	\$247,006	\$238,950
2021	\$162,227	\$55,000	\$217,227	\$217,227
2020	\$148,158	\$55,000	\$203,158	\$203,158

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.