



Address: [3616 KODIAK CT](#)
City: FORT WORTH
Georeference: 40995H-2-14
Subdivision: SUTTER'S MILL ADDITION
Neighborhood Code: 3K400F

Latitude: 32.8739192164
Longitude: -97.3037976768
TAD Map: 2060-436
MAPSCO: TAR-035R



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SUTTER'S MILL ADDITION
Block 2 Lot 14

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A

Year Built: 1995

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$452,800

Protest Deadline Date: 5/24/2024

Site Number: 06697097

Site Name: SUTTER'S MILL ADDITION-2-14

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,252

Percent Complete: 100%

Land Sqft^{*}: 7,721

Land Acres^{*}: 0.1772

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:

GRAY RALPH JR
JOHNSON MELISA

Primary Owner Address:

3616 KODIAK CT
FORT WORTH, TX 76137

Deed Date: 2/27/2025

Deed Volume:

Deed Page:

Instrument: [D225035602](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
COFFEY DANA L;COFFEY KENT	7/20/2018	D218160830		
SATALINO MATTHEW J	10/20/2015	D215239301		
CANTWELL ANNMARIE;CANTWELL PAUL	6/11/2009	D209161488	0000000	0000000
BLEVINS ANGELA;BLEVINS CARY R	11/25/2002	00162010000203	0016201	0000203
GROVES JULIE D;GROVES ROBERT A	7/21/1995	00120380002252	0012038	0002252
SUTTER HOMES INC	3/1/1995	00118840000722	0011884	0000722
SUTTER HOMES INC	2/10/1995	00118840000722	0011884	0000722
METRONORTH DEVELOPMENT INC	1/1/1994	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	\$397,800	\$55,000	\$452,800	\$432,662
2024	\$397,800	\$55,000	\$452,800	\$393,329
2023	\$344,384	\$55,000	\$399,384	\$357,572
2022	\$301,253	\$45,000	\$346,253	\$325,065
2021	\$254,784	\$45,000	\$299,784	\$295,514
2020	\$223,649	\$45,000	\$268,649	\$268,649

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.