



Address: [7417 ROYAL TROON DR](#)
City: FORT WORTH
Georeference: 18135H-1-5
Subdivision: HIGHLANDS ADDITION, THE
Neighborhood Code: 2N400V

Latitude: 32.8759448392
Longitude: -97.4311003591
TAD Map: 2018-436
MAPSCO: TAR-032P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HIGHLANDS ADDITION, THE
Block 1 Lot 5 66.67 % UNDIVIDED INTEREST
Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
EAGLE MTN-SAN ANGELO (226)
Site Number: 06851754
Site Name: HIGHLANDS ADDITION, THE Block 1 Lot 5 66.67 % UNDIVIDED INTEREST
Site Class: A1 - Residential - Single Family
Parcels: 2
Approximate Size **+++**: 2,761
State Code: A **Percent Complete:** 100%
Year Built: 1997 **Land Sqft** *****: 14,019
Personal Property Accounts *****: N/A
Agent: None **Pool:** N
Notice Sent
Date: 4/15/2025
Notice Value: \$548,418
Protest Deadline Date: 5/24/2024

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

OWNER INFORMATION

Current Owner:
CARON PHILLIP
CARON ELIZABETH
Primary Owner Address:
7417 ROYAL TROON DR
FORT WORTH, TX 76179-3163
Deed Date: 1/1/2025
Deed Volume:
Deed Page:
Instrument: 01D224146653

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CARON ELIZABETH;CARON PHILLIP;SCHUBERT LIONEL Z	5/30/2024	D224146653		
CARON ELIZABETH;CARON PHILLIP	11/23/2004	D204377699	0000000	0000000
BIEDENHARN JAMIE;BIEDENHARN JOSEPH	5/21/1998	00132360000038	0013236	0000038
MANCHESTER CUSTOM HOMES INC	8/21/1997	00128850000414	0012885	0000414
OPULENT ENTERPRISES LTD	10/24/1995	00121800001182	0012180	0001182
HARDEE KATHERINE A;HARDEE STEVEN H	1/1/1995	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	\$0	\$0	\$0	\$0
2024	\$429,668	\$118,750	\$548,418	\$462,721
2023	\$474,299	\$93,750	\$568,049	\$420,655
2022	\$288,664	\$93,750	\$382,414	\$382,414
2021	\$297,791	\$93,750	\$391,541	\$351,311
2020	\$225,624	\$93,750	\$319,374	\$319,374

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.