

# Tarrant Appraisal District Property Information | PDF Account Number: 06897010

### Address: 10817 RIDGE COUNTRY RD

City: TARRANT COUNTY Georeference: 30195-1-19 Subdivision: NORTH RIDGE ESTATES Neighborhood Code: 2Z200D

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

## PROPERTY DATA

Legal Description: NORTH RIDGE ESTATES Block 1 Lot 19 Jurisdictions: TARRANT COUNTY (220) EMERGENCY SVCS DIST #1 (222) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) NORTHWEST ISD (911) State Code: A Year Built: 2002 Personal Property Account: N/A Agent: None Notice Sent Date: 4/15/2025 Notice Value: \$605,673 Protest Deadline Date: 5/24/2024 Latitude: 32.9336587595 Longitude: -97.3596738912 TAD Map: 2042-460 MAPSCO: TAR-020K



Site Number: 06897010 Site Name: NORTH RIDGE ESTATES-1-19 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size<sup>+++</sup>: 3,144 Percent Complete: 100% Land Sqft<sup>\*</sup>: 139,392 Land Acres<sup>\*</sup>: 3.2000 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: EDELIA FELARCA CUDAL TRUST

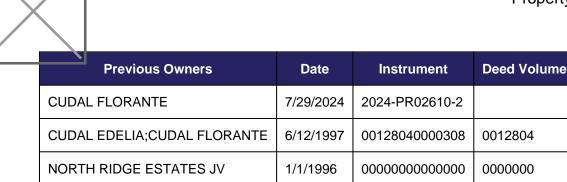
Primary Owner Address: 1 GREENBROOK CT TROPHY CLUB, TX 76262 Deed Date: 11/18/2024 Deed Volume: Deed Page: Instrument: D224212512

Tarrant Appraisal District Property Information | PDF

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## VALUES

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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	\$397,673	\$208,000	\$605,673	\$605,673
2024	\$397,673	\$208,000	\$605,673	\$605,673
2023	\$399,638	\$178,000	\$577,638	\$557,641
2022	\$338,946	\$168,000	\$506,946	\$506,946
2021	\$302,000	\$168,000	\$470,000	\$470,000
2020	\$302,000	\$168,000	\$470,000	\$470,000

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**

#### There are no exemptions for this property

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.