



Address: [4232 NEGRIL CT](#)
City: FORT WORTH
Georeference: 28315-16-24
Subdivision: N BEACH VLG AT SUMMERFIELDS
Neighborhood Code: 3K400I

Latitude: 32.8680121014
Longitude: -97.2919661095
TAD Map: 2060-436
MAPSCO: TAR-036S



Google Map or type unknown

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

PROPERTY DATA

Legal Description: N BEACH VLG AT SUMMERFIELDS Block 16 Lot 24

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: 1997

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$280,632

Protest Deadline Date: 5/24/2024

Site Number: 06944892

Site Name: N BEACH VLG AT SUMMERFIELDS-16-24

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size ⁺⁺⁺: 1,642

Percent Complete: 100%

Land Sqft ^{*}: 6,075

Land Acres ^{*}: 0.1394

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:

NAJERA HECTOR J JR

NAJERA VANES

Primary Owner Address:

4232 NEGRIL CT
FORT WORTH, TX 76137-1730

Deed Date: 9/15/2010

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D210228192](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MORIN CHARLES E;MORIN LOTUS M	2/20/2003	00164330000316	0016433	0000316
MORIN CHARLES;MORIN LOTUS TR	3/18/1999	00137130000680	0013713	0000680
MORIN CHARLES E;MORIN LOTUS M	5/28/1998	00132580000578	0013258	0000578
WOODDHAVEN HOMES LLC	3/24/1997	00127180000739	0012718	0000739
ONE COUNTRY CREEK LTD PRTNSHP	1/1/1996	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	\$225,632	\$55,000	\$280,632	\$280,632
2024	\$225,632	\$55,000	\$280,632	\$267,618
2023	\$259,664	\$55,000	\$314,664	\$243,289
2022	\$191,172	\$30,000	\$221,172	\$221,172
2021	\$192,105	\$30,000	\$222,105	\$214,749
2020	\$172,999	\$30,000	\$202,999	\$195,226

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.