



Address: [10092 CHAPEL RIDGE DR](#)
City: FORT WORTH
Georeference: 7087L-1-14
Subdivision: CHAPEL RIDGE ADDITION
Neighborhood Code: 4A100P

Latitude: 32.7257950179
Longitude: -97.5014437619
TAD Map: 1994-384
MAPSCO: TAR-072P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CHAPEL RIDGE ADDITION
Block 1 Lot 14

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: A
Year Built: 2000
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 07082258
Site Name: CHAPEL RIDGE ADDITION-1-14
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,919
Percent Complete: 100%
Land Sqft^{*}: 6,941
Land Acres^{*}: 0.1593
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:
BEZA MANUEL
BEZA MISTY
Primary Owner Address:
10092 CHAPEL RIDGE DR
FORT WORTH, TX 76116

Deed Date: 11/6/2023
Deed Volume:
Deed Page:
Instrument: [D223198600](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PORTH LISA	10/2/2017	D217234177		
HOME FRONT REAL ESTATE INVESTMENT GROUP LLC	7/13/2017	D217166745		
BRISTER TIMOTHY LEONARD	1/10/2013	D213009952	0000000	0000000
JOSEPH LADY S	1/25/2012	D212019294	0000000	0000000
BRISTER LYNN S;BRISTER TIMOTHY L	8/21/2000	00145180000161	0014518	0000161
KARUFMAN & BROAD LONE STAR LP	11/1/1999	00140810000017	0014081	0000017
ACACIA TEXAS LP	8/26/1998	00133870000543	0013387	0000543
KAUFMAN & BROAD OF TEXAS LTD	1/23/1998	00130560000289	0013056	0000289
58-CHAPEL CREEK LTD	1/1/1997	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	\$311,708	\$50,000	\$361,708	\$361,708
2024	\$311,708	\$50,000	\$361,708	\$361,708
2023	\$331,000	\$35,000	\$366,000	\$317,016
2022	\$285,552	\$35,000	\$320,552	\$288,196
2021	\$226,996	\$35,000	\$261,996	\$261,996
2020	\$180,000	\$35,000	\$215,000	\$215,000

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

- HOMESTEAD GENERAL 11.13(b)

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- DISABLED VET 100 PCT 11.131 - T&P

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.