



Address: [3451 CHAPEL POINTE TR](#)
City: FORT WORTH
Georeference: 7087L-4-11
Subdivision: CHAPEL RIDGE ADDITION
Neighborhood Code: 4A100P

Latitude: 32.7239891465
Longitude: -97.5013862381
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 4 Lot 11

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: 1998

Personal Property Account: N/A

Agent: LAW OFFICE OF TIFFANY HAMIL (05943)

Protest Deadline Date: 5/24/2024

Site Number: 07083084

Site Name: CHAPEL RIDGE ADDITION-4-11

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,741

Percent Complete: 100%

Land Sqft^{*}: 4,998

Land Acres^{*}: 0.1147

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:

SESSIONS ELISE

Primary Owner Address:

4012 SHADY VALLEY CT
ARLINGTON, TX 76013

Deed Date: 4/28/2021

Deed Volume:

Deed Page:

Instrument: [D221122635](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SOLER DAVID JR;SOLER JOANN	10/8/2009	D209292803	0000000	0000000
HENDERSON RYAN	10/24/2006	D206346473	0000000	0000000
JACOBS BRIAN;JACOBS LINDSEY	6/16/2004	D204214469	0000000	0000000
CARNEY DANIEL;CARNEY JENNIFER	3/26/1999	00137410000149	0013741	0000149
KAUFMAN & BROAD OF TEXAS LTD	3/24/1999	00137380000059	0013738	0000059
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	\$207,594	\$50,000	\$257,594	\$257,594
2024	\$207,594	\$50,000	\$257,594	\$257,594
2023	\$231,788	\$35,000	\$266,788	\$266,788
2022	\$202,182	\$35,000	\$237,182	\$237,182
2021	\$164,787	\$35,000	\$199,787	\$199,787
2020	\$147,714	\$35,000	\$182,714	\$182,714

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.