



**Address:** [4717 LATROBE TRACE WAY](#)  
**City:** FORT WORTH  
**Georeference:** 42406-12-1  
**Subdivision:** TRACE RIDGE ADDITION  
**Neighborhood Code:** 3K800C

**Latitude:** 32.8989912289  
**Longitude:** -97.2841408525  
**TAD Map:** 2066-448  
**MAPSCO:** TAR-036B



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** TRACE RIDGE ADDITION Block  
12 Lot 1

**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:** 1999

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$364,900

**Protest Deadline Date:** 5/24/2024

**Site Number:** 07145888  
**Site Name:** TRACE RIDGE ADDITION-12-1  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,338  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 7,150  
**Land Acres<sup>\*</sup>:** 0.1641  
**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:**

PEUGH WILLIAM SHANE  
PEUGH KATHIE CHRISTINE

**Primary Owner Address:**

4717 LATROBE TRACE WAY  
KELLER, TX 76244

**Deed Date:** 4/19/2019  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D219085296](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OPENDOOR HOMES PHOENIX 2 LLC	2/1/2019	<a href="#">D219026731</a>		
HIGHNOTE JEFFREY	6/3/2013	<a href="#">D213142712</a>	0000000	0000000
LEGAN DAMON L;LEGAN ROSITE J	11/30/1999	00141260000270	0014126	0000270
D R HORTON TEXAS LTD	1/1/1998	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 <sup>+</sup>
2025	\$294,900	\$70,000	\$364,900	\$364,900
2024	\$294,900	\$70,000	\$364,900	\$342,359
2023	\$309,827	\$70,000	\$379,827	\$311,235
2022	\$272,608	\$50,000	\$322,608	\$282,941
2021	\$207,219	\$50,000	\$257,219	\$257,219
2020	\$202,632	\$50,000	\$252,632	\$252,632

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.