



# Tarrant Appraisal District Property Information | PDF Account Number: 07349599

#### Address: 12657 BLACK CHERRY LN

City: FORT WORTH Georeference: 40456H-H-29 Subdivision: STONE WOOD ADDITION Neighborhood Code: 3T030D

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

## PROPERTY DATA

Legal Description: STONE WOOD ADDITION Block H Lot 29 Jurisdictions: CITY OF FORT WORTH (026) **TARRANT COUNTY (220) TARRANT REGIONAL WATER DISTRICT (223) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)** HURST-EULESS-BEDFORD ISD (916) State Code: A Year Built: 2000 Personal Property Account: N/A Agent: None Notice Sent Date: 4/15/2025 Notice Value: \$436.446 Protest Deadline Date: 5/24/2024

Latitude: 32.8221560906 Longitude: -97.0908582209 TAD Map: 2120-420 MAPSCO: TAR-055Q



Site Number: 07349599 Site Name: STONE WOOD ADDITION-H-29 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size<sup>+++</sup>: 2,490 Percent Complete: 100% Land Sqft<sup>\*</sup>: 5,663 Land Acres<sup>\*</sup>: 0.1300 Pool: N

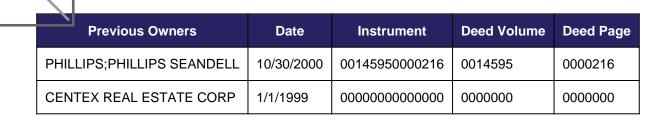
#### +++ Rounded.

\* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

### **OWNER INFORMATION**

Current Owner: MARIN EDMUNIDO Primary Owner Address: 12657 BLACK CHERRY LN EULESS, TX 76040-3414

Deed Date: 2/22/2007 Deed Volume: 0000000 Deed Page: 0000000 Instrument: D207116545



## 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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$356,446	\$80,000	\$436,446	\$436,446
2024	\$356,446	\$80,000	\$436,446	\$407,024
2023	\$373,156	\$50,000	\$423,156	\$370,022
2022	\$307,824	\$50,000	\$357,824	\$336,384
2021	\$255,804	\$50,000	\$305,804	\$305,804
2020	\$234,825	\$50,000	\$284,825	\$284,825

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.