



Address: [5444 CARIBOU RIDGE DR](#)
City: WATAUGA
Georeference: 31787-13-3
Subdivision: PARK VISTA ADDITION
Neighborhood Code: 3M010B

Latitude: 32.8642313098
Longitude: -97.2660754318
TAD Map: 2066-432
MAPSCO: TAR-036V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: PARK VISTA ADDITION Block
13 Lot 3

Jurisdictions:

CITY OF WATAUGA (031)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
WATAUGA PID #1 - PARK VISTA (611)
BIRDEVILLE ISD (902)

State Code: A

Year Built: 2000

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$254,848

Protest Deadline Date: 5/24/2024

Site Number: 07353952

Site Name: PARK VISTA ADDITION-13-3

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,471

Percent Complete: 100%

Land Sqft^{*}: 5,000

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:

CHADWICK JANELLE L

Primary Owner Address:

5444 CARIBOU RIDGE DR
FORT WORTH, TX 76137-4730

Deed Date: 6/15/2004

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D204196411](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SMITH LUCINDA;SMITH WILLIAM T	10/24/2000	00145970000087	0014597	0000087
GEHAN HOMES LTD	1/1/1999	000000000000000	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	\$194,848	\$60,000	\$254,848	\$254,848
2024	\$194,848	\$60,000	\$254,848	\$244,693
2023	\$213,576	\$60,000	\$273,576	\$222,448
2022	\$167,225	\$35,000	\$202,225	\$202,225
2021	\$157,102	\$35,000	\$192,102	\$192,102
2020	\$142,954	\$35,000	\$177,954	\$177,954

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.