



**Address:** [9140 RIPLEY ST](#)  
**City:** FORT WORTH  
**Georeference:** 17781C-8-1  
**Subdivision:** HERITAGE ADDITION-FORT WORTH  
**Neighborhood Code:** 3K500H

**Latitude:** 32.9072980976  
**Longitude:** -97.3011250676  
**TAD Map:** 2060-448  
**MAPSCO:** TAR-021Z



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HERITAGE ADDITION-FORT WORTH Block 8 Lot 1

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
CFW PID #7 HERITAGE - RESIDENTIAL (608)  
KELLER ISD (907)

**State Code:** A

**Year Built:** 2002

**Personal Property Account:** N/A

**Agent:** OWNWELL INC (12140)

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

**Notice Value:** \$382,000

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

**Site Number:** 07671857

**Site Name:** HERITAGE ADDITION-FORT WORTH-8-1

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,472

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,600

**Land Acres<sup>\*</sup>:** 0.1515

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**

KUINKEL MILAN K  
BHANDARI MANISHA

**Primary Owner Address:**

9140 RIPLEY ST  
KELLER, TX 76244

**Deed Date:** 4/15/2019

**Deed Volume:**

**Deed Page:**

**Instrument:** [D219084067](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MILLER ADAM J	2/27/2014	<a href="#">D214038419</a>	0000000	0000000
RINARD HEATHER;RINARD MATTHEW F	5/16/2013	<a href="#">D213126564</a>	0000000	0000000
KEMPF ERIK P;KEMPF NICOLA	5/20/2010	<a href="#">D210122964</a>	0000000	0000000
FORD ROBT T;FORD ZONDRA C	11/27/2002	00161920000150	0016192	0000150
MHI PARTNERSHIP LTD	2/13/2002	00154790000403	0015479	0000403
HILLWOOD ALLIANCE RESIDENTIAL LP	1/1/2000	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	\$271,071	\$70,000	\$341,071	\$341,071
2024	\$312,000	\$70,000	\$382,000	\$380,767
2023	\$334,000	\$70,000	\$404,000	\$346,152
2022	\$284,654	\$60,000	\$344,654	\$314,684
2021	\$226,076	\$60,000	\$286,076	\$286,076
2020	\$217,528	\$60,000	\$277,528	\$277,528

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.