



Address: [9132 RIPLEY ST](#)
City: FORT WORTH
Georeference: 17781C-8-3
Subdivision: HERITAGE ADDITION-FORT WORTH
Neighborhood Code: 3K500H

Latitude: 32.9070099307
Longitude: -97.301125787
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 3

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: None

Notice Sent Date: 5/1/2025

Notice Value: \$394,177

Protest Deadline Date: 5/24/2024

Site Number: 07671873

Site Name: HERITAGE ADDITION-FORT WORTH-8-3

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,173

Percent Complete: 100%

Land Sqft^{*}: 5,500

Land Acres^{*}: 0.1262

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:

SEVADJIAN CHRISTOPHER CHARLES

Primary Owner Address:

9132 RIPLEY ST
FORT WORTH, TX 76244-7623

Deed Date: 6/24/2020

Deed Volume:

Deed Page:

Instrument: [D220148597](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ARMSTRONG TIFFANY	7/26/2013	D213199602	0000000	0000000
WARWICK SCOTT R;WARWICK SHANNON	3/27/2009	D209083545	0000000	0000000
CARTUS FINANCIAL CORPORATION	3/26/2009	D209083544	0000000	0000000
COFFIN DERRICK B;COFFIN THERESE	7/12/2002	00162460000286	0016246	0000286
MHI PARTNERSHIP LTD	10/22/2001	00152190000010	0015219	0000010
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 ⁺
2025	\$324,177	\$70,000	\$394,177	\$394,177
2024	\$324,177	\$70,000	\$394,177	\$365,446
2023	\$319,781	\$70,000	\$389,781	\$332,224
2022	\$270,424	\$60,000	\$330,424	\$302,022
2021	\$214,565	\$60,000	\$274,565	\$274,565
2020	\$206,519	\$60,000	\$266,519	\$266,519

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.