



Address: [5400 RIDGE VIEW DR](#)
City: WATAUGA
Georeference: 31787-4-15
Subdivision: PARK VISTA ADDITION
Neighborhood Code: 3M010B

Latitude: 32.8665890116
Longitude: -97.2677671252
TAD Map: 2066-436
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 4
Lot 15

Jurisdictions:

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

State Code: A
Year Built: 2001
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 07696361
Site Name: PARK VISTA ADDITION-4-15
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,755
Percent Complete: 100%
Land Sqft^{*}: 9,539
Land Acres^{*}: 0.2189
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:

ALLEN DALE M
ALLEN PATRICIA
Primary Owner Address:
5400 RIDGE VIEW DR
FORT WORTH, TX 76137-4742

Deed Date: 9/7/2001
Deed Volume: 0015144
Deed Page: 0000162
Instrument: 00151440000162

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|-----------------|----------|------------------|-------------|-----------|
| GEHAN HOMES LTD | 1/1/2000 | 0000000000000000 | 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 | \$246,000 | \$60,000 | \$306,000 | \$306,000 |
| 2024 | \$265,000 | \$60,000 | \$325,000 | \$325,000 |
| 2023 | \$290,000 | \$60,000 | \$350,000 | \$331,623 |
| 2022 | \$266,475 | \$35,000 | \$301,475 | \$301,475 |
| 2021 | \$249,869 | \$35,000 | \$284,869 | \$284,869 |
| 2020 | \$226,673 | \$35,000 | \$261,673 | \$261,673 |

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.