



Address: [12517 PARK RIDGE TR](#)
City: TARRANT COUNTY
Georeference: 32929H-2-4
Subdivision: PRAIRIE RIDGE ESTATES ADDITION
Neighborhood Code: 2N300M

Latitude: 32.9570507895
Longitude: -97.4149042258
TAD Map: 2024-468
MAPSCO: TAR-004Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: PRAIRIE RIDGE ESTATES
ADDITION Block 2 Lot 4

Jurisdictions:

TARRANT COUNTY (220)
EMERGENCY SVCS DIST #1 (222)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
NORTHWEST ISD (911)

State Code: A

Year Built: 2001

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$578,041

Protest Deadline Date: 5/24/2024

Site Number: 07696590

Site Name: PRAIRIE RIDGE ESTATES ADDITION-2-4

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,590

Percent Complete: 100%

Land Sqft^{*}: 43,952

Land Acres^{*}: 1.0089

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:

WALDRON JOHANNA KATHERINE
WALDRON BRITTON KELLY JR

Primary Owner Address:

12517 PARK RIDGE TRL
FORT WORTH, TX 76179

Deed Date: 8/24/2018

Deed Volume:

Deed Page:

Instrument: [D218189574](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
JORDAN BRANDON L;JORDAN SHANNON	3/14/2014	D214053378	0000000	0000000
BAUGH JAMES;BAUGH JENNIFER	4/28/2006	D206133341	0000000	0000000
WADDELL DAVID M;WADDELL MARY ANN	9/28/2001	00151650000141	0015165	0000141
KENNETH L MERRITT CONST CO	6/28/2001	00149840000221	0014984	0000221
CROFOOT DEVELOPMENT 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	\$460,076	\$117,965	\$578,041	\$542,608
2024	\$460,076	\$117,965	\$578,041	\$493,280
2023	\$511,542	\$75,000	\$586,542	\$448,436
2022	\$429,881	\$75,000	\$504,881	\$407,669
2021	\$335,501	\$75,000	\$410,501	\$370,608
2020	\$261,916	\$75,000	\$336,916	\$336,916

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.