

**Tarrant Appraisal District** 

Property Information | PDF

Account Number: 07755821

Address: 3429 LASSO RD

City: FORT WORTH

Georeference: 24317M-2-3

Subdivision: LOST CREEK RANCH WEST ADDITION

Neighborhood Code: 3K700E

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

### PROPERTY DATA

Legal Description: LOST CREEK RANCH WEST

ADDITION Block 2 Lot 3

Jurisdictions:

CITY OF FORT WORTH (026)

**TARRANT COUNTY (220)** TARRANT COUNTY HOSPITAL (224)

**TARRANT COUNTY COLLEGE (225)** 

NORTHWEST ISD (911)

State Code: A

Year Built: 2002

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 07755821

Site Name: LOST CREEK RANCH WEST ADDITION-2-3

Latitude: 32.9769764937

**TAD Map: 2060-476** MAPSCO: TAR-008P

Longitude: -97.287295449

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,418 **Percent Complete: 100%** 

**Land Sqft\***: 5,250

Land Acres\*: 0.1205

Pool: N

+++ Rounded.

# **OWNER INFORMATION**

**Current Owner:** PHIPPS PATRICIA T

**Primary Owner Address:** 

**3429 LASSO RD** ROANOKE, TX 76262 **Deed Date: 4/25/2016** 

**Deed Volume: Deed Page:** 

Instrument: D216121398

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



| Previous Owners                   | Date       | Instrument     | Deed Volume | Deed Page |
|-----------------------------------|------------|----------------|-------------|-----------|
| PHIPPS PATRICIA T;PHIPPS ROBERT D | 7/31/2015  | D215171000     |             |           |
| STINE DAVID;STINE KARA            | 11/16/2011 | D211314878     | 0000000     | 0000000   |
| STINE DAVID ETAL                  | 10/30/2009 | D209290486     | 0000000     | 0000000   |
| SECRETARY OF HUD                  | 5/12/2009  | D209186147     | 0000000     | 0000000   |
| WELLS FARGO BANK N A              | 5/5/2009   | D209126593     | 0000000     | 0000000   |
| JOHNSON MICHELLE R                | 6/15/2006  | D206192934     | 0000000     | 0000000   |
| CARTUS FINANCIAL CORP             | 6/10/2006  | D206192933     | 0000000     | 0000000   |
| MCCLURG E TODD                    | 2/4/2003   | 00163850000037 | 0016385     | 0000037   |
| CHOICE HOMES INC                  | 11/12/2002 | 00161330000301 | 0016133     | 0000301   |
| LOST SPURS DEVELOPMENT INC        | 10/9/2002  | 00000000000000 | 0000000     | 0000000   |
| LOST SPURS DEVELOPMENT INC        | 1/1/2001   | 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.

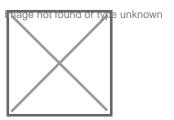
| Year | Improvement Market | Land Market | Total Market | Total Appraised* |
|------|--------------------|-------------|--------------|------------------|
| 2025 | \$166,098          | \$65,000    | \$231,098    | \$231,098        |
| 2024 | \$166,098          | \$65,000    | \$231,098    | \$231,098        |
| 2023 | \$199,361          | \$65,000    | \$264,361    | \$213,387        |
| 2022 | \$172,549          | \$45,000    | \$217,549    | \$193,988        |
| 2021 | \$131,353          | \$45,000    | \$176,353    | \$176,353        |
| 2020 | \$131,353          | \$45,000    | \$176,353    | \$168,674        |

Pending indicates that the property record has not yet been completed for the indicated tax year.

## **EXEMPTIONS / SPECIAL APPRAISAL**

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<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.



• 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.

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