



Address: [3412 CHEYENNE RANCH RD](#)
City: FORT WORTH
Georeference: 24317M-2-37
Subdivision: LOST CREEK RANCH WEST ADDITION
Neighborhood Code: 3K700E

Latitude: 32.9787968423
Longitude: -97.2879227926
TAD Map: 2060-476
MAPSCO: TAR-008P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LOST CREEK RANCH WEST
ADDITION Block 2 Lot 37

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: None
Notice Sent Date: 4/15/2025
Notice Value: \$270,806
Protest Deadline Date: 5/24/2024

Site Number: 07756208
Site Name: LOST CREEK RANCH WEST ADDITION-2-37
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,550
Percent Complete: 100%
Land Sqft^{*}: 5,250
Land Acres^{*}: 0.1205
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:
WHITE DAVID
Primary Owner Address:
3412 CHEYENNE RANCH RD
ROANOKE, TX 76262

Deed Date: 10/16/2024
Deed Volume:
Deed Page:
Instrument: [D224185349](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BHATIA PARVINDER	7/17/2013	D213209656	0000000	0000000
AVARITT JORDAN B;AVARITT TYLER	6/1/2010	D210133182	0000000	0000000
CHILCOAT ANDREW	8/13/2007	D207307630	0000000	0000000
HSBC BANK USA	2/6/2007	D207052145	0000000	0000000
WILLIAMS PHYLLIS L	6/27/2003	D203258921	0016943	0000071
K B HOME LONE STAR LP	8/6/2002	00159100000398	0015910	0000398
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	\$205,806	\$65,000	\$270,806	\$270,806
2024	\$205,806	\$65,000	\$270,806	\$270,806
2023	\$218,109	\$65,000	\$283,109	\$283,109
2022	\$175,794	\$45,000	\$220,794	\$220,794
2021	\$131,000	\$45,000	\$176,000	\$176,000
2020	\$131,000	\$45,000	\$176,000	\$176,000

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

There are no exemptions for this property

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.