



**Address:** [13504 DOVE RANCH RD](#)  
**City:** FORT WORTH  
**Georeference:** 24317M-4-4  
**Subdivision:** LOST CREEK RANCH WEST ADDITION  
**Neighborhood Code:** 3K700E

**Latitude:** 32.9761976383  
**Longitude:** -97.2870633134  
**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 4 Lot 4

**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:** 2001

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$345,080

**Protest Deadline Date:** 5/24/2024

**Site Number:** 07756461

**Site Name:** LOST CREEK RANCH WEST ADDITION-4-4

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,379

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,350

**Land Acres<sup>\*</sup>:** 0.1228

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**

NGUYEN KHOI  
NGUYEN SUJEERA

**Primary Owner Address:**

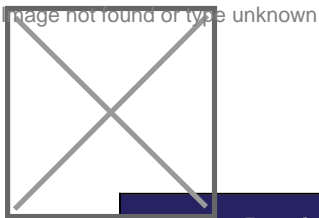
13504 DOVE RANCH RD  
ROANOKE, TX 76262-4522

**Deed Date:** 3/28/2011

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D211075175](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
WILHELM LELAND DWIG II	10/12/2001	00152030000152	0015203	0000152
HORIZON HOMES LTD	6/18/2001	00149660000445	0014966	0000445
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 <sup>+</sup>
2025	\$280,080	\$65,000	\$345,080	\$321,809
2024	\$280,080	\$65,000	\$345,080	\$292,554
2023	\$297,081	\$65,000	\$362,081	\$265,958
2022	\$247,986	\$45,000	\$292,986	\$241,780
2021	\$174,800	\$45,000	\$219,800	\$219,800
2020	\$174,800	\$45,000	\$219,800	\$219,800

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)
- DISABLED VET 50 to 69 PCT 11.22
- SOLAR & WIND POWERED DEVICES 11.27

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.