



**Address:** [13601 PONDEROSA RANCH RD](#)  
**City:** FORT WORTH  
**Georeference:** 24317M-7-11  
**Subdivision:** LOST CREEK RANCH WEST ADDITION  
**Neighborhood Code:** 3K700E

**Latitude:** 32.9775896607  
**Longitude:** -97.288861299  
**TAD Map:** 2060-476  
**MAPSCO:** TAR-008N



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 7 Lot 11

**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:** 07757468

**Site Name:** LOST CREEK RANCH WEST ADDITION-7-11

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,362

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 5,300

**Land Acres<sup>\*</sup>:** 0.1216

**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:**

SELVERA CHRISTOPHER ARISPE

SELVERA CAROLINA

**Primary Owner Address:**

13601 PONDEROSA RANCH RD  
ROANOKE, TX 76262-4533

**Deed Date:** 6/26/2018

**Deed Volume:**

**Deed Page:**

**Instrument:** [D218139993](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CORR JENNI FOX;CORR JEREMY	9/20/2002	00160530000120	0016053	0000120
K B HOME LONE STAR LP	5/14/2002	00156840000277	0015684	0000277
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	\$242,142	\$65,000	\$307,142	\$307,142
2024	\$242,142	\$65,000	\$307,142	\$307,058
2023	\$292,155	\$65,000	\$357,155	\$279,144
2022	\$248,426	\$45,000	\$293,426	\$253,767
2021	\$185,697	\$45,000	\$230,697	\$230,697
2020	\$185,697	\$45,000	\$230,697	\$230,697

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.