



Address: [3950 OCEANSIDE DR](#)
City: FORT WORTH
Georeference: 28046-C-7
Subdivision: NEWPORT VILLAGE AT TRINITY
Neighborhood Code: A3H010N

Latitude: 32.8201754832
Longitude: -97.088633481
TAD Map: 2126-416
MAPSCO: TAR-055U



Google Map or type unknown

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

PROPERTY DATA

Legal Description: NEWPORT VILLAGE AT TRINITY Block C Lot 7

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
HURST-EULESS-BEDFORD ISD (916)

State Code: A

Year Built: 2004

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$255,405

Protest Deadline Date: 5/24/2024

Site Number: 07791321

Site Name: NEWPORT VILLAGE AT TRINITY-C-7

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,112

Percent Complete: 100%

Land Sqft^{*}: 1,742

Land Acres^{*}: 0.0399

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:

MAINALI DIGANTA

Primary Owner Address:

3950 OCEANSIDE DR
FORT WORTH, TX 76040

Deed Date: 9/6/2024

Deed Volume:

Deed Page:

Instrument: [D224160762](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GODFREY CLARK TAYLOR;TROUTZ WILLIAM ARTHUR	12/30/2022	D223001117		
OPENDOOR PROPERTY TRUST I	9/14/2022	D222228449		
OLIVAS JERENE	11/27/2018	D218261023		
AHMED RAIHAN	4/3/2015	D215068262		
CURRY LINDA	6/1/2010	D210136577	0000000	0000000
SMITH SUZANNE	7/30/2004	D204246987	0000000	0000000
NEWPORT CONTRACTORS LTD	5/20/2004	D204165163	0000000	0000000
NEWPORT HOLDINGS INC	1/1/2001	000000000000000	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	\$205,405	\$50,000	\$255,405	\$255,405
2024	\$205,405	\$50,000	\$255,405	\$255,405
2023	\$215,946	\$20,000	\$235,946	\$235,946
2022	\$175,350	\$20,000	\$195,350	\$180,412
2021	\$144,011	\$20,000	\$164,011	\$164,011
2020	\$144,688	\$20,000	\$164,688	\$164,688

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.