



Address: [3921 ROCHESTER DR](#)
City: FORT WORTH
Georeference: 817H-24-6
Subdivision: ARCADIA PARK ADDITION
Neighborhood Code: 3K500K

Latitude: 32.9052206759
Longitude: -97.2994978069
TAD Map: 2060-448
MAPSCO: TAR-035D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ARCADIA PARK ADDITION
Block 24 Lot 6

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A
Year Built: 2002
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$402,934
Protest Deadline Date: 5/24/2024

Site Number: 40027333
Site Name: ARCADIA PARK ADDITION-24-6
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,732
Percent Complete: 100%
Land Sqft^{*}: 5,662
Land Acres^{*}: 0.1299
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:
HARRIS JOHN CARTER III
HARRIS EMILY MORGAN
Primary Owner Address:
3921 ROCHESTER DR
KELLER, TX 76244

Deed Date: 3/1/2019
Deed Volume:
Deed Page:
Instrument: [D219041585](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
NASH MICHAEL A	11/8/2016	D216264548		
STEVENS JAMES D;STEVENS SHELBY	2/22/2011	D211043974	0000000	0000000
LINDSEY LINDSEY;LINDSEY ROSS A	8/3/2007	D207276297	0000000	0000000
ALVORD RICHARD	12/19/2006	D207218626	0000000	0000000
ALVORD RICHARD	12/19/2006	000000000000000	0000000	0000000
ALVORD RICHARD;ALVORD SUSAN	3/5/2003	00164810000101	0016481	0000101
RAH OF TEXAS LP	7/2/2002	00157960000252	0015796	0000252
GEHAN HOMES LTD	1/1/2002	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	\$332,934	\$70,000	\$402,934	\$402,934
2024	\$332,934	\$70,000	\$402,934	\$382,435
2023	\$329,490	\$70,000	\$399,490	\$347,668
2022	\$282,881	\$55,000	\$337,881	\$316,062
2021	\$242,184	\$55,000	\$297,184	\$287,329
2020	\$206,208	\$55,000	\$261,208	\$261,208

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.