



Address: [4044 TORTOISE LN](#)
City: TARRANT COUNTY
Georeference: 44033H-10-3
Subdivision: TURTLE CREEK RANCH ADDITION
Neighborhood Code: 2Y100Z

Latitude: 32.828871294
Longitude: -97.5052025099
TAD Map: 1994-420
MAPSCO: TAR-044K



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TURTLE CREEK RANCH
ADDITION Block 10 Lot 3

Jurisdictions:
TARRANT COUNTY (220)
EMERGENCY SVCS DIST #1 (222)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
AZLE ISD (915)

State Code: A
Year Built: 2004
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 40135519
Site Name: TURTLE CREEK RANCH ADDITION-10-3
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,796
Percent Complete: 100%
Land Sqft^{*}: 46,174
Land Acres^{*}: 1.0600
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:
REED MELVIN R
REED DEBORHA L
Primary Owner Address:
4044 TORTOISE LN
FORT WORTH, TX 76135-5379

Deed Date: 10/6/2004
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D204314665](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MEARSTONE PROPERTIES LP	7/9/2004	D204222077	0000000	0000000
1886 LP	1/1/2002	0000000000000000	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	\$370,777	\$83,400	\$454,177	\$454,177
2024	\$370,777	\$83,400	\$454,177	\$454,177
2023	\$384,896	\$83,400	\$468,296	\$413,992
2022	\$332,956	\$43,400	\$376,356	\$376,356
2021	\$319,291	\$43,400	\$362,691	\$360,875
2020	\$291,568	\$36,500	\$328,068	\$328,068

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.