



Address: [13125 WILLOW RANCH WAY](#)
City: FORT WORTH
Georeference: 47157B-1-5
Subdivision: WILLOW SPRINGS RANCH
Neighborhood Code: 2Z300C

Latitude: 32.9670833459
Longitude: -97.3971336563
TAD Map: 2030-472
MAPSCO: TAR-005T



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WILLOW SPRINGS RANCH
Block 1 Lot 5

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: 2004

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 40264300

Site Name: WILLOW SPRINGS RANCH-1-5

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,019

Percent Complete: 100%

Land Sqft^{*}: 43,560

Land Acres^{*}: 1.0000

Pool: Y

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

DUNLEVY BRIAN S

DUNLEVY MARY E

Primary Owner Address:

13125 WILLOW RANCH WAY
HASLET, TX 76052-6228

Deed Date: 2/25/2013

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D213052144](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HINTON ALLISON	2/18/2010	D210039362	0000000	0000000
CORNETT ARNOLD CHRIS	5/15/2008	D208406950	0000000	0000000
PENA CAROLINE L;PENA HOWARD D	5/27/2004	D204170684	0000000	0000000
BAILEE CUSTOM HOMES INC	2/18/2004	D204076122	0000000	0000000
WILLOW SPRINGS INVEST GROUP LP	1/1/2003	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 ⁺
2025	\$579,828	\$120,000	\$699,828	\$699,828
2024	\$579,828	\$120,000	\$699,828	\$699,828
2023	\$631,848	\$90,000	\$721,848	\$688,938
2022	\$592,059	\$80,000	\$672,059	\$626,307
2021	\$489,370	\$80,000	\$569,370	\$569,370
2020	\$438,620	\$80,000	\$518,620	\$518,620

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.