



Address: [1540 SINGLETON CT](#)
City: FORT WORTH
Georeference: 47157B-8-8
Subdivision: WILLOW SPRINGS RANCH
Neighborhood Code: 2Z300C

Latitude: 32.9599202131
Longitude: -97.394816857
TAD Map: 2030-468
MAPSCO: TAR-005X



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 8 Lot 8

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: 2007

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 40265668

Site Name: WILLOW SPRINGS RANCH-8-8

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 4,928

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:

VIVEIROS CHRISTIAN LEE

Primary Owner Address:

1540 SINGLETON CT
FORT WORTH, TX 76052

Deed Date: 11/15/2023

Deed Volume:

Deed Page:

Instrument: [D223205339](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MADISON BRUCE;MADISON MELINDA	5/18/2018	D218108022		
PETERSON BRONZ T;PETERSON CARA L	11/14/2008	D208431914	0000000	0000000
HAAG JACK D	1/31/2006	D206040687	0000000	0000000
D R MOSS MANAGEMENT	1/1/2003	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	\$869,510	\$120,000	\$989,510	\$989,510
2024	\$869,510	\$120,000	\$989,510	\$989,510
2023	\$951,534	\$90,000	\$1,041,534	\$977,576
2022	\$897,198	\$80,000	\$977,198	\$888,705
2021	\$734,794	\$80,000	\$814,794	\$807,914
2020	\$654,467	\$80,000	\$734,467	\$734,467

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.