



Address: [12317 ANGEL FOOD LN](#)
City: FORT WORTH
Georeference: 44715R-59-11
Subdivision: VILLAGES OF WOODLAND SPRINGS
Neighborhood Code: 3K600Q

Latitude: 32.9506986283
Longitude: -97.2785671664
TAD Map: 2066-464
MAPSCO: TAR-022C



Google Map or type unknown

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

PROPERTY DATA

Legal Description: VILLAGES OF WOODLAND SPRINGS Block 59 Lot 11

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A

Year Built: 2004

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$345,000

Protest Deadline Date: 5/24/2024

Site Number: 40281116

Site Name: VILLAGES OF WOODLAND SPRINGS-59-11

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,960

Percent Complete: 100%

Land Sqft^{*}: 5,750

Land Acres^{*}: 0.1320

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:

WHITBECK RICHARD F
WHITBECK MARY

Primary Owner Address:

12317 ANGEL FOOD LN
KELLER, TX 76244

Deed Date: 9/16/2024

Deed Volume:

Deed Page:

Instrument: [D224180196](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ARAMBULA ELISA E;ARAMBULA JOSE L	1/18/2005	D205024197	0000000	0000000
LENNAR HOMES TEXAS LAND & CONS	1/18/2005	D205024196	0000000	0000000
LENNAR HMS OF TEXAS LAND & CON	8/20/2004	D204267214	0000000	0000000
ONE WOODLAND SPRINGS LTD	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	\$275,000	\$70,000	\$345,000	\$345,000
2024	\$275,000	\$70,000	\$345,000	\$345,000
2023	\$258,740	\$70,000	\$328,740	\$328,740
2022	\$173,000	\$60,000	\$233,000	\$233,000
2021	\$173,000	\$60,000	\$233,000	\$233,000
2020	\$173,000	\$60,000	\$233,000	\$233,000

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.