



**Address:** [2701 WILDRIDGE CT](#)  
**City:** FORT WORTH  
**Georeference:** 42437L-1-16  
**Subdivision:** TRAIL RIDGE ESTATES-FT WORTH  
**Neighborhood Code:** 2W300M

**Latitude:** 32.7343656915  
**Longitude:** -97.5105699552  
**TAD Map:** 1994-388  
**MAPSCO:** TAR-072J



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** TRAIL RIDGE ESTATES-FT WORTH Block 1 Lot 16

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**State Code:** A

**Year Built:** 2004

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/24/2024

**Site Number:** 40367193

**Site Name:** TRAIL RIDGE ESTATES-FT WORTH-1-16

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,258

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,176

**Land Acres<sup>\*</sup>:** 0.1647

**Pool:** N

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**

HERNANDEZ LEDEZMA MANUEL

**Primary Owner Address:**

2701 WILDRIDGE CT  
FORT WORTH, TX 76108

**Deed Date:** 4/22/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D222106456](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CAJ INVESTMENTS LLC	7/6/2017	<a href="#">D217156593</a>		
BARRAZA EBER RENEE	8/18/2008	<a href="#">D208328561</a>	0000000	0000000
DAY KRYSTLE A	4/15/2005	<a href="#">D205111796</a>	0000000	0000000
CLASSIC C HOMES INC	1/22/2004	<a href="#">D204035455</a>	0000000	0000000
CLASSIC CENTURY HOMES LTD	12/3/2003	<a href="#">D203459336</a>	0000000	0000000
FW-TRAIL RIDGE LTD	1/1/2003	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 <sup>+</sup>
2025	\$298,323	\$50,000	\$348,323	\$348,323
2024	\$298,323	\$50,000	\$348,323	\$348,323
2023	\$296,401	\$50,000	\$346,401	\$346,401
2022	\$247,100	\$35,000	\$282,100	\$282,100
2021	\$182,000	\$35,000	\$217,000	\$217,000
2020	\$181,734	\$35,000	\$216,734	\$216,734

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

There are no exemptions for this property

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.