



Address: [3809 BANDERA RANCH RD](#)
City: FORT WORTH
Georeference: 24317J-5-14
Subdivision: LOST CREEK RANCH NORTH ADDN
Neighborhood Code: 3K700C

Latitude: 32.9819072879
Longitude: -97.2819274103
TAD Map: 2066-476
MAPSCO: TAR-008P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LOST CREEK RANCH NORTH
ADDN Block 5 Lot 14

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: 40393127

Site Name: LOST CREEK RANCH NORTH ADDN-5-14

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,382

Percent Complete: 100%

Land Sqft^{*}: 5,000

Land Acres^{*}: 0.1147

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:

CARVER JANNA L

Primary Owner Address:

1125 HIGHLAND OAKS DR
SOUTHLAKE, TX 76092

Deed Date: 12/11/2023

Deed Volume:

Deed Page:

Instrument: [D223221914](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|-----------------------------|------------|----------------------------|-------------|-----------|
| TIMBERLAND CUSTOM HOMES INC | 7/24/2023 | D223131457 | | |
| STELL JANETTE | 3/17/2005 | D205075677 | 0000000 | 0000000 |
| K B HOMES | 11/19/2004 | D205025146 | 0000000 | 0000000 |
| RANCHES NOR THE II | 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 | \$189,714 | \$65,000 | \$254,714 | \$254,714 |
| 2024 | \$189,714 | \$65,000 | \$254,714 | \$254,714 |
| 2023 | \$189,102 | \$65,000 | \$254,102 | \$223,285 |
| 2022 | \$168,634 | \$45,000 | \$213,634 | \$202,986 |
| 2021 | \$139,533 | \$45,000 | \$184,533 | \$184,533 |
| 2020 | \$134,028 | \$45,000 | \$179,028 | \$179,028 |

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.