



Address: [13841 CANYON RANCH RD](#)
City: FORT WORTH
Georeference: 24317J-6-41
Subdivision: LOST CREEK RANCH NORTH ADDN
Neighborhood Code: 3K700C

Latitude: 32.9834155861
Longitude: -97.2810626176
TAD Map: 2066-476
MAPSCO: TAR-008K



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 6 Lot 41 66.667% UNDIVIDED
INTEREST

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: 40393682

Site Name: LOST CREEK RANCH NORTH ADDN-6-41-50

Site Class: A1 - Residential - Single Family

Parcels: 2

Approximate Size⁺⁺⁺: 3,322

Percent Complete: 100%

Land Sqft^{*}: 5,775

Land Acres^{*}: 0.1325

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:

LEAL TONY

LEAL CINDY C

Primary Owner Address:

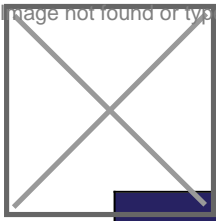
13841 CANYON RANCH RD
ROANOKE, TX 76262

Deed Date: 8/17/2018

Deed Volume:

Deed Page:

Instrument: [D218188356](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
RODAS AMALIA;RODAS SALVADOR	3/16/2005	D205083784	0000000	0000000
K B HOMES	2/13/2004	D204051019	0000000	0000000
RANCHES NOR THE II	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	\$243,760	\$43,336	\$287,096	\$287,096
2024	\$243,760	\$43,336	\$287,096	\$287,096
2023	\$242,907	\$43,336	\$286,243	\$286,243
2022	\$215,700	\$30,002	\$245,702	\$245,702
2021	\$169,685	\$30,002	\$199,687	\$199,687
2020	\$169,685	\$30,002	\$199,687	\$199,687

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.