



Address: [1404 MOUNTAIN AIR TR](#)
City: FORT WORTH
Georeference: 23623G-40-20
Subdivision: LASATER ADDITION
Neighborhood Code: 2N100J

Latitude: 32.8864263266
Longitude: -97.337365583
TAD Map: 2048-440
MAPSCO: TAR-034M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LASATER ADDITION Block 40
Lot 20

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
EAGLE MTN-SAGINAW ISD (918)

State Code: A

Year Built: 2005

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$318,725

Protest Deadline Date: 5/24/2024

Site Number: 40401758

Site Name: LASATER ADDITION-40-20

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,940

Percent Complete: 100%

Land Sqft^{*}: 5,500

Land Acres^{*}: 0.1262

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:

SEEL SHANE MICHAEL
SEEL TRACIE CHRISTINE

Primary Owner Address:

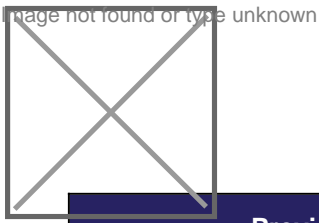
1404 MOUNTAIN AIR TRL
FORT WORTH, TX 76131

Deed Date: 9/19/2018

Deed Volume:

Deed Page:

Instrument: [D218213910](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
LAFERNEY REBECCA M;LAFERNEY RICK L	6/26/2006	D206207174	0000000	0000000
CHARRON JACK	8/17/2005	D205256885	0000000	0000000
LENNAR HOMES TEXAS LAND & CONS	8/17/2005	D205256878	0000000	0000000
LENNAR HMS TX LAND & CONST LTD	2/7/2005	D205041119	0000000	0000000
HILLWOOD RLD LP	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	\$253,725	\$65,000	\$318,725	\$318,725
2024	\$253,725	\$65,000	\$318,725	\$313,433
2023	\$291,724	\$45,000	\$336,724	\$284,939
2022	\$219,168	\$45,000	\$264,168	\$259,035
2021	\$190,486	\$45,000	\$235,486	\$235,486
2020	\$170,055	\$45,000	\$215,055	\$215,055

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.