



Address: [401 ROUNDROCK LN](#)
City: FORT WORTH
Georeference: 31741H-11-1
Subdivision: PARKS OF DEER CREEK ADDITION
Neighborhood Code: 4B012G

Latitude: 32.5997448568
Longitude: -97.3250096124
TAD Map: 2048-336
MAPSCO: TAR-119A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: PARKS OF DEER CREEK
ADDITION Block 11 Lot 1

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CROWLEY ISD (912)

State Code: A

Year Built: 2014

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$363,869

Protest Deadline Date: 5/24/2024

Site Number: 40458288

Site Name: PARKS OF DEER CREEK ADDITION-11-1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,901

Percent Complete: 100%

Land Sqft^{*}: 7,799

Land Acres^{*}: 0.1790

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:

AHUMADA MARVIN

RIOS CANDICE

AHUMADA ADRIANNA

Primary Owner Address:

401 ROUNDROCK LN
FORT WORTH, TX 76140

Deed Date: 12/5/2024

Deed Volume:

Deed Page:

Instrument: [D224219542](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MORALES ANA V	9/9/2014	D214198880		
ANTARES ACQUISITIONS LLC	4/17/2014	D214077262	0000000	0000000
MORITZ FAMILY INTERESTS LTD	10/28/2008	D208414821	0000000	0000000
FORESTAR (USA) REAL ESTATE GROUP INC	6/15/2006	000000000000000	0000000	0000000
LUMBERMENS INVESTMENT CORP	6/14/2006	D206191241	0000000	0000000
LEGACY/MONTEREY HOMES LP	12/21/2005	D205387756	0000000	0000000
LUMBERMAN'S INVESTMENT CORP	1/1/2004	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	\$303,869	\$60,000	\$363,869	\$363,869
2024	\$303,869	\$60,000	\$363,869	\$349,847
2023	\$343,215	\$40,000	\$383,215	\$318,043
2022	\$249,130	\$40,000	\$289,130	\$289,130
2021	\$222,892	\$40,000	\$262,892	\$262,892
2020	\$208,217	\$40,000	\$248,217	\$245,395

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.