



Address: [617 ROUNDROCK LN](#)
City: FORT WORTH
Georeference: 31741H-11-21
Subdivision: PARKS OF DEER CREEK ADDITION
Neighborhood Code: 4B012G

Latitude: 32.600542213
Longitude: -97.3284357494
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 21

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: 2005

Personal Property Account: N/A

Agent: RYAN LLC (00320R)

Notice Sent Date: 4/15/2025

Notice Value: \$346,145

Protest Deadline Date: 5/24/2024

Site Number: 40458504

Site Name: PARKS OF DEER CREEK ADDITION-11-21

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,008

Percent Complete: 100%

Land Sqft^{*}: 7,406

Land Acres^{*}: 0.1700

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:

BISMUTH PROPCO SERIES LLC

Primary Owner Address:

997 MORRISON DR SUITE 402
ATTN: PROPERTY TAX DEPT
CHARLESTON, SC 29403

Deed Date: 2/21/2025

Deed Volume:

Deed Page:

Instrument: [D225046274](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LARKIN STREET HOMES LLC	9/11/2021	D221267357		
REA BERNARDO;REA YVETTE	12/27/2005	D206002989	0000000	0000000
LEGACY/MONTEREY HOMES LP	8/11/2005	D205239968	0000000	0000000
LUMBERMAN'S INVESTMENT CORP	1/1/2004	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	\$252,658	\$60,000	\$312,658	\$312,658
2024	\$286,145	\$60,000	\$346,145	\$346,145
2023	\$297,523	\$40,000	\$337,523	\$337,523
2022	\$265,246	\$40,000	\$305,246	\$305,246
2021	\$221,541	\$40,000	\$261,541	\$254,751
2020	\$207,052	\$40,000	\$247,052	\$231,592

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.