



Address: [11949 SUMMERWIND DR](#)
City: FORT WORTH
Georeference: 44715R-64A-14
Subdivision: VILLAGES OF WOODLAND SPRINGS
Neighborhood Code: 3K600Q

Latitude: 32.9461871396
Longitude: -97.2809688313
TAD Map: 2066-464
MAPSCO: TAR-022F



Google Map or type unknown

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

PROPERTY DATA

Legal Description: VILLAGES OF WOODLAND SPRINGS Block 64A Lot 14

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A

Year Built: 2006

Personal Property Account: N/A

Agent: THE RAY TAX GROUP LLC (01008)

Protest Deadline Date: 5/24/2024

Site Number: 40531589

Site Name: VILLAGES OF WOODLAND SPRINGS-64A-14

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,120

Percent Complete: 100%

Land Sqft^{*}: 6,900

Land Acres^{*}: 0.1584

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:

PARAJULI BINOD

DAHAL SUSHILA

Primary Owner Address:

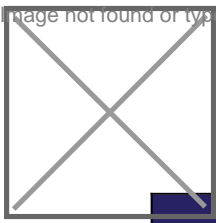
11949 SUMMERWIND DR
FORT WORTH, TX 76244

Deed Date: 4/29/2022

Deed Volume:

Deed Page:

Instrument: [D222112942](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
RAMCLAM YOLANDA	2/23/2007	D207074059	0000000	0000000
FIRST TEXAS HOMES INC	12/6/2004	D204398397	0000000	0000000
MNP PHASE IV SECTION V LP	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	\$254,452	\$70,000	\$324,452	\$324,452
2024	\$321,095	\$70,000	\$391,095	\$391,095
2023	\$416,458	\$70,000	\$486,458	\$486,458
2022	\$331,462	\$60,000	\$391,462	\$377,861
2021	\$283,510	\$60,000	\$343,510	\$343,510
2020	\$252,650	\$60,000	\$312,650	\$312,650

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.