



Address: [3940 OLD RICHWOOD LN](#)
City: FORT WORTH
Georeference: 27804B-17-10
Subdivision: MC PHERSON RANCH
Neighborhood Code: 3K600J

Latitude: 32.9631593652
Longitude: -97.2759374418
TAD Map: 2066-468
MAPSCO: TAR-008Y



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MC PHERSON RANCH Block 17
Lot 10

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: 2005

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 40613755

Site Name: MC PHERSON RANCH-17-10

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,673

Percent Complete: 100%

Land Sqft^{*}: 5,662

Land Acres^{*}: 0.1299

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:

HANNA MARCO

Primary Owner Address:

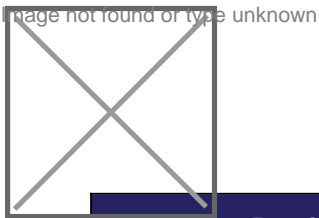
3940 OLD RICHWOOD DR
KELLER, TX 76244

Deed Date: 8/16/2022

Deed Volume:

Deed Page:

Instrument: [D222205295](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
ZAVOSKY MICHAEL JOSEPH	6/9/2020	D220132680		
TURNER CHASE	3/30/2018	D218071871		
LAUANGVISET SANDY;TURNER CHASE	4/28/2015	D215087415		
ARYAL RASHIK	4/2/2013	D213085357	0000000	0000000
SANTANA LINDA I;SANTANA RAUL G	6/14/2005	D205175754	0000000	0000000
D R HORTON TEXAS LTD	1/1/2004	0000000000000000	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	\$275,657	\$65,000	\$340,657	\$340,657
2024	\$275,657	\$65,000	\$340,657	\$340,657
2023	\$267,073	\$65,000	\$332,073	\$332,073
2022	\$205,299	\$50,000	\$255,299	\$255,299
2021	\$190,620	\$50,000	\$240,620	\$240,620
2020	\$176,920	\$50,000	\$226,920	\$226,920

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.