

Tarrant Appraisal District

Property Information | PDF

Account Number: 40613836

Address: 3841 WELLSBURG WAY

City: FORT WORTH

Georeference: 27804B-17-16

Subdivision: MC PHERSON RANCH

Neighborhood Code: 3K600J

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

## **PROPERTY DATA**

Legal Description: MC PHERSON RANCH Block 17

Lot 16

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

Notice Sent Date: 5/1/2025 Notice Value: \$314,439

Protest Deadline Date: 5/24/2024

Site Number: 40613836

Latitude: 32.9628663772

**TAD Map:** 2066-468 **MAPSCO:** TAR-008Y

Longitude: -97.2767971724

**Site Name:** MC PHERSON RANCH-17-16 **Site Class:** A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,524
Percent Complete: 100%

Land Sqft\*: 5,500 Land Acres\*: 0.1262

Pool: N

+++ Rounded.

## OWNER INFORMATION

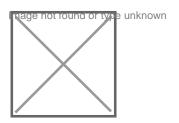
**Current Owner:** 

ROBINSON EDWARD
ROBINSON VALENTINA
Primary Owner Address:
3841 WELLSBURG WAY
KELLER, TX 76244-5781
Deed Date: 8/1/2005
Deed Volume: 0000000
Deed Page: 0000000
Instrument: D205226862

Previous Owners	Date	Instrument	Deed Volume	Deed Page
D R HORTON TEXAS LTD	1/1/2004	00000000000000	0000000	0000000

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<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



**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	\$249,439	\$65,000	\$314,439	\$314,439
2024	\$249,439	\$65,000	\$314,439	\$296,629
2023	\$241,713	\$65,000	\$306,713	\$269,663
2022	\$211,930	\$50,000	\$261,930	\$245,148
2021	\$172,862	\$50,000	\$222,862	\$222,862
2020	\$160,529	\$50,000	\$210,529	\$210,529

Pending indicates that the property record has not yet been completed for the indicated tax year.

## **EXEMPTIONS / SPECIAL APPRAISAL**

- HOMESTEAD GENERAL 11.13(b)
- DISABLED VET 100 PCT 11.131 T&P

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.

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<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.