



Address: [1213 MOUNTAIN AIR TR](#)
City: FORT WORTH
Georeference: 23623G-35-18
Subdivision: LASATER ADDITION
Neighborhood Code: 2N100J

Latitude: 32.8864486277
Longitude: -97.3421094236
TAD Map: 2048-440
MAPSCO: TAR-034M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LASATER ADDITION Block 35
Lot 18

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
EAGLE MTN-SAGINAW ISD (918)

State Code: A
Year Built: 2008
Personal Property Account: N/A
Agent: CHANDLER CROUCH (11730)
Protest Deadline Date: 5/24/2024

Site Number: 40728471
Site Name: LASATER ADDITION-35-18
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,816
Percent Complete: 100%
Land Sqft^{*}: 5,500
Land Acres^{*}: 0.1262
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:
BOUSKA DANIEL J
BOUSKA JILL H
Primary Owner Address:
1213 MOUNTAIN AIR TR
FORT WORTH, TX 76131-5446

Deed Date: 12/30/2008
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D208470144](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WRH TEXAS LP	10/17/2006	D206331876	0000000	0000000
HILLWOOD RLD LP	1/1/2005	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	\$214,896	\$65,000	\$279,896	\$279,896
2024	\$214,896	\$65,000	\$279,896	\$279,896
2023	\$274,380	\$45,000	\$319,380	\$264,426
2022	\$214,872	\$45,000	\$259,872	\$240,387
2021	\$181,300	\$45,000	\$226,300	\$218,534
2020	\$153,667	\$45,000	\$198,667	\$198,667

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.