

**Tarrant Appraisal District** 

Property Information | PDF

Account Number: 40742245

Address: 7309 LAKE ROCK DR

City: FORT WORTH

Georeference: 18410G-1-10

Subdivision: HILLS OF LAKE COUNTRY

Neighborhood Code: 2N400R

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

### PROPERTY DATA

Legal Description: HILLS OF LAKE COUNTRY

Block 1 Lot 10

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: 2011

Protest Deadline Date: 5/24/2024

Al (224) Parcels: 1

Approximate Size+++: 2,430
Percent Complete: 100%

Site Name: HILLS OF LAKE COUNTRY-1-10

Site Class: A1 - Residential - Single Family

Site Number: 40742245

Latitude: 32.887206241

**TAD Map:** 2018-440 **MAPSCO:** TAR-032K

Longitude: -97.4327616833

Land Sqft\*: 9,450 Land Acres\*: 0.2169

Pool: N

+++ Rounded.

Agent: None

# **OWNER INFORMATION**

**Current Owner:** 

DAVIS ALICIA DAVIS WILLIAM

**Primary Owner Address:** 

7309 LAKE ROCK DR FORT WORTH, TX 76179 **Deed Date: 5/18/2017** 

Deed Volume: Deed Page:

Instrument: D217112261

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



Previous Owners	Date	Instrument	Deed Volume	Deed Page
BRAWLEY JUNE ELLEN	4/30/2013	D213109697	0000000	0000000
BRAWLEY HERMAN R;BRAWLEY JUNE E	3/21/2012	D212069267	0000000	0000000
BRAWLEY JUNE ELLEN	11/16/2011	D211283641	0000000	0000000
RANG ONE HOLDINGS LLC	6/29/2011	D211170493	0000000	0000000
RANG TWO HOLDINGS LLC	11/20/2010	D210291635	0000000	0000000
MGP ACQUISITIONS LP	11/19/2010	D210291214	0000000	0000000
CHELDAN MM LLC	6/10/2009	D210007493	0000000	0000000
CHELDAN MM LP	6/9/2009	D209153888	0000000	0000000
MGP ACQUISITIONS LP	10/29/2008	D208410644	0000000	0000000
HILLS OF LAKE COUNTRY LP	8/1/2006	D206255035	0000000	0000000
SIGNET HOMES OF TEXAS LP	3/29/2006	D206116127	0000000	0000000
HILLS OF LAKE COUNTRY LP	1/1/2005	00000000000000	0000000	0000000

## **VALUES**

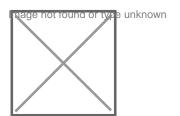
This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$341,740	\$85,000	\$426,740	\$426,740
2024	\$341,740	\$85,000	\$426,740	\$426,740
2023	\$383,686	\$65,000	\$448,686	\$448,686
2022	\$299,571	\$65,000	\$364,571	\$364,571
2021	\$247,022	\$65,000	\$312,022	\$312,022
2020	\$221,668	\$65,000	\$286,668	\$286,668

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

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<sup>+</sup> 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.

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