



Address: [10617 PUMICE DR](#)
City: FORT WORTH
Georeference: 42439D-B-36
Subdivision: TRAILS OF FOSSIL CREEK PH I
Neighborhood Code: 2N100A

Latitude: 32.9223002366
Longitude: -97.3681426381
TAD Map: 2036-456
MAPSCO: TAR-020S



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TRAILS OF FOSSIL CREEK PH I
Block B Lot 36

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
NORTHWEST ISD (911)

State Code: A

Year Built: 2007

Personal Property Account: N/A

Agent: RYAN LLC (00320R)

Notice Sent Date: 4/15/2025

Notice Value: \$297,317

Protest Deadline Date: 5/24/2024

Site Number: 40829723

Site Name: TRAILS OF FOSSIL CREEK PH I-B-36

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,861

Percent Complete: 100%

Land Sqft^{*}: 5,000

Land Acres^{*}: 0.1147

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:

JOBIN 22 LLC

Primary Owner Address:

3500 S DUPONT HWY
DOVER, DE 19901

Deed Date: 2/21/2024

Deed Volume:

Deed Page:

Instrument: [D224030355](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MID CENTURY MODERN HOMES LLC	5/8/2023	D223078721		
MCCORQUODALE AMBER D	10/7/2021	D223078720		
MCCORQUODALE AMBER D;MCCORQUODALE JAMES K	3/20/2008	D208104476	0000000	0000000
CHOICE HOMES INC	9/12/2006	D206287461	0000000	0000000
MDC-THE TRAILS LTD PTRNSHP	1/1/2005	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	\$205,573	\$65,000	\$270,573	\$270,573
2024	\$232,317	\$65,000	\$297,317	\$297,317
2023	\$278,696	\$45,000	\$323,696	\$282,719
2022	\$221,527	\$45,000	\$266,527	\$257,017
2021	\$197,383	\$45,000	\$242,383	\$233,652
2020	\$167,735	\$45,000	\$212,735	\$212,411

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

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.