



Address: [304 AMETHYST DR](#)
City: FORT WORTH
Georeference: 42439D-DD-2
Subdivision: TRAILS OF FOSSIL CREEK PH I
Neighborhood Code: 2N100A

Latitude: 32.9178118028
Longitude: -97.3636438255
TAD Map: 2036-452
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 DD Lot 2

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: 2011

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 40832465

Site Name: TRAILS OF FOSSIL CREEK PH I-DD-2

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,584

Percent Complete: 100%

Land Sqft^{*}: 5,227

Land Acres^{*}: 0.1199

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:

HART CHRISTOPHER L

Primary Owner Address:

304 AMETHYST DR
FORT WORTH, TX 76131

Deed Date: 3/27/2020

Deed Volume:

Deed Page:

Instrument: [D220073733](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GOMEZ MANUEL JR	3/16/2016	D216053997		
BENJAMIN JAMIE MARIE	5/16/2014	D214103728	0000000	0000000
BENJAMIN JAMIE;BENJAMIN MICHAEL A	7/29/2011	D211183353	0000000	0000000
CENTEX HOMES	4/7/2011	D211081791	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	\$301,486	\$65,000	\$366,486	\$366,486
2024	\$301,486	\$65,000	\$366,486	\$366,486
2023	\$332,968	\$45,000	\$377,968	\$377,968
2022	\$263,965	\$45,000	\$308,965	\$308,965
2021	\$205,000	\$45,000	\$250,000	\$250,000
2020	\$199,015	\$45,000	\$244,015	\$244,015

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.