



Address: [9153 COTTONWOOD VILLAGE DR](#)
City: FORT WORTH
Georeference: 37-3-28
Subdivision: ACADEMY AT WATERCHASE ADD, THE
Neighborhood Code: 1B200E

Latitude: 32.7613770722
Longitude: -97.153060109
TAD Map: 2102-396
MAPSCO: TAR-067Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ACADEMY AT WATERCHASE
ADD, THE Block 3 Lot 28

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- FORT WORTH ISD (905)

State Code: A

Year Built: 2007

Personal Property Account: N/A

Agent: OCONNOR & ASSOCIATES (00436)

Protest Deadline Date: 5/15/2025

Site Number: 40898180
Site Name: ACADEMY AT WATERCHASE ADD, THE-3-28
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,566
Percent Complete: 100%
Land Sqft^{*}: 6,970
Land Acres^{*}: 0.1600
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:

TALEB MOHAMMAD LOUAI
ZAITER RAZAN

Primary Owner Address:

9153 COTTONWOOD VILLAGE DR
FORT WORTH, TX 76120

Deed Date: 7/28/2015
Deed Volume:
Deed Page:
Instrument: [D215166671](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
NAUGLE MARK STEPHEN	3/19/2014	D214054652	0000000	0000000
HARGROVE ELI;HARGROVE ULYSSES III	2/25/2008	D208070862	0000000	0000000
GOODMAN FAMILY BUILDERS LP	11/3/2005	D205340574	0000000	0000000
WATERCHASE LOT VENTURE JV	11/3/2005	D205340569	0000000	0000000
VINCENZO CORPORATION	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	\$257,640	\$75,000	\$332,640	\$332,640
2024	\$306,794	\$75,000	\$381,794	\$381,794
2023	\$313,359	\$75,000	\$388,359	\$377,035
2022	\$294,362	\$62,500	\$356,862	\$342,759
2021	\$253,522	\$62,500	\$316,022	\$311,599
2020	\$220,772	\$62,500	\$283,272	\$283,272

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.