



Address: [1384 COG HILL DR](#)
City: FORT WORTH
Georeference: 37-3-29
Subdivision: ACADEMY AT WATERCHASE ADD, THE
Neighborhood Code: 1B200E

Latitude: 32.7612006835
Longitude: -97.1531298494
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 29

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: 2006
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 40898199
Site Name: ACADEMY AT WATERCHASE ADD, THE-3-29
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,782
Percent Complete: 100%
Land Sqft^{*}: 9,583
Land Acres^{*}: 0.2199
Pool: Y

+++ Rounded.

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

OWNER INFORMATION

Current Owner:
GREEN MICHIAL
GREEN SARAH R
Primary Owner Address:
1384 COG HILL DR
FORT WORTH, TX 76120

Deed Date: 4/11/2019
Deed Volume:
Deed Page:
Instrument: [D219076395](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OMANA JENNIFER;OMANA RAFAEL	10/26/2006	D206358476	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	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. [Tarrant County Tax Office Account Information](#).

Year	Improvement Market	Land Market	Total Market	Total Appraised ⁺
2025	\$389,230	\$60,000	\$449,230	\$449,230
2024	\$389,230	\$60,000	\$449,230	\$449,230
2023	\$387,353	\$60,000	\$447,353	\$410,029
2022	\$305,000	\$50,000	\$355,000	\$345,481
2021	\$270,512	\$50,000	\$320,512	\$314,074
2020	\$235,522	\$50,000	\$285,522	\$285,522

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.