



Address: [1308 COG HILL DR](#)

City: FORT WORTH

Georeference: 37-3-48

Subdivision: ACADEMY AT WATERCHASE ADD, THE

Neighborhood Code: 1B200E

Latitude: 32.762313643

Longitude: -97.1550942012

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 48

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)

Site Number: 40898407

Site Name: ACADEMY AT WATERCHASE ADD, THE-3-48

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,141

Percent Complete: 100%

Land Sqft^{*}: 4,792

Land Acres^{*}: 0.1100

Pool: N

State Code: A

Year Built: 2007

Personal Property Account: N/A

Agent: None

Notice Sent Date: 5/1/2025

Notice Value: \$369,000

Protest Deadline Date: 5/24/2024

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

YOO JIM HYUNG-JAE

Primary Owner Address:

1308 COG HILL DR
FORT WORTH, TX 76120

Deed Date: 4/16/2018

Deed Volume:

Deed Page:

Instrument: [D218081288](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WILSON DANIEL M;WILSON LINDA R	10/27/2010	D210266431	0000000	0000000
BRISBANE NITASHI M	10/16/2008	000000000000000	0000000	0000000
MOORE NITASHI	1/24/2008	D208030858	0000000	0000000
K HOVNANIAN HOMES DFW LLC	5/3/2007	D207154909	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	\$262,500	\$75,000	\$337,500	\$337,500
2024	\$294,000	\$75,000	\$369,000	\$344,729
2023	\$304,220	\$75,000	\$379,220	\$313,390
2022	\$257,595	\$62,500	\$320,095	\$284,900
2021	\$196,500	\$62,500	\$259,000	\$259,000
2020	\$196,500	\$62,500	\$259,000	\$259,000

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.