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Address: [736 SKYLINE BLUFF CT](#)
City: FORT WORTH
Georeference: 43769-2-1R40
Subdivision: TRINITY BLUFF
Neighborhood Code: A4D010A

Latitude: 32.7604071083
Longitude: -97.3283774674
TAD Map: 2048-396
MAPSCO: TAR-063W



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

PROPERTY DATA

Legal Description: TRINITY BLUFF Block 2 Lot 1R40

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- CFW PID #1 - DOWNTOWN (601)
- FORT WORTH ISD (905)

State Code: A

Year Built: 2006

Personal Property Account: N/A

Agent: PROPERTY TAX LOCK (11667)

Protest Deadline Date: 5/24/2024

Site Number: 40952843
Site Name: TRINITY BLUFF-2-1R40
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size+++: 2,032
Percent Complete: 100%
Land Sqft*: 1,250
Land Acres*: 0.0286
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:

EDWARDS JULIA MARIE

Primary Owner Address:

3710 VISTA CHASE CT
ARLINGTON, TX 76001

Deed Date: 4/19/2011

Deed Volume: 0000000

Deed Page: 0000000

Instrument: 00000000000000



Previous Owners	Date	Instrument	Deed Volume	Deed Page
SNODGRASS JULIA MARIE	10/3/2008	D208383401	0000000	0000000
FW BLUFFS 20-B LP	8/24/2005	D205346009	0000000	0000000
SPARROW CAPITAL LP	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	\$266,165	\$100,000	\$366,165	\$366,165
2024	\$332,563	\$100,000	\$432,563	\$432,563
2023	\$345,001	\$70,000	\$415,001	\$415,001
2022	\$289,500	\$70,000	\$359,500	\$359,500
2021	\$290,000	\$70,000	\$360,000	\$360,000
2020	\$290,000	\$70,000	\$360,000	\$360,000

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

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.