



Address: [7140 SAN FRANCISCO TR](#)
City: FORT WORTH
Georeference: 37445-10-13
Subdivision: SANTA FE ENCLAVE
Neighborhood Code: 3K900A

Latitude: 32.8687228997
Longitude: -97.3212452091
TAD Map: 2054-436
MAPSCO: TAR-035T



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SANTA FE ENCLAVE Block 10
Lot 13

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

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

Site Number: 40986594
Site Name: SANTA FE ENCLAVE-10-13
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,737
Percent Complete: 100%
Land Sqft^{*}: 8,712
Land Acres^{*}: 0.2000
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:
CHIN CHRISTOPHER
CHIN CHOLE J
Primary Owner Address:
7140 SAN FRANCISCO TRL
FORT WORTH, TX 76131

Deed Date: 5/27/2021
Deed Volume:
Deed Page:
Instrument: [D221161402](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHIN CHRISTOPHER	12/21/2007	D207459191	0000000	0000000
DR HORTON - TEXAS LTD	1/1/2006	0000000000000000	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	\$387,151	\$65,000	\$452,151	\$452,151
2024	\$387,151	\$65,000	\$452,151	\$452,151
2023	\$420,695	\$65,000	\$485,695	\$485,695
2022	\$334,203	\$65,000	\$399,203	\$399,203
2021	\$202,205	\$65,000	\$267,205	\$267,205
2020	\$202,205	\$65,000	\$267,205	\$267,205

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.