



Address: [5416 BIG FORK RD](#)
City: FORT WORTH
Georeference: 23114-1-1A
Subdivision: LAKE ARL RANCH MH PARK
Neighborhood Code: 220-MHImpOnly

Latitude: 32.6869256928
Longitude: -97.237217134
TAD Map: 2078-368
MAPSCO: TAR-093G



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LAKE ARL RANCH MH PARK
PAD 5 1998 OAK CREEK 28 X 64 LB# PFS0511441
CLASSIC

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: M1

Year Built: 1998

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 41008669

Site Name: LAKE ARL RANCH MH PARK-5-80

Site Class: M1 - Residential - Mobile Home Imp-Only

Parcels: 1

Approximate Size⁺⁺⁺: 1,792

Percent Complete: 100%

Land Sqft^{*}: 0

Land Acres^{*}: 0.0000

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:

MIRANDA NADIA

Primary Owner Address:

5416 BIG FORK RD
FORT WORTH, TX 76119

Deed Date: 8/1/2023

Deed Volume:

Deed Page:

Instrument: 41008669

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SCARBOROUGH CHAE;SCARBOROUGH MICHAEL	12/30/2020	41008669		
CHINOOK MHP TEXAS LLC DBA LAKE ARLINGTON RANCH	12/30/2020	41008669		
CHINOOK MHP TEXAS LLC	12/30/2013	00000000000000	0000000	0000000
KITCHENS ALEXE;KITCHENS DALLAS	12/30/2012	00000000000000	0000000	0000000
LAKE ARLINGTON RANCH	12/30/2011	00000000000000	0000000	0000000
NAMKEN DAVID	1/1/2004	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	\$15,820	\$0	\$15,820	\$15,820
2024	\$15,820	\$0	\$15,820	\$15,820
2023	\$16,453	\$0	\$16,453	\$16,453
2022	\$17,086	\$0	\$17,086	\$17,086
2021	\$17,719	\$0	\$17,719	\$17,719
2020	\$18,352	\$0	\$18,352	\$18,352

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.