



Address: [7420 LAZY SPUR BLVD](#)
City: FORT WORTH
Georeference: 44715A-13-15
Subdivision: VILLAGES OF CHISHOLM RIDGE, TH
Neighborhood Code: A2F010C

Latitude: 32.8769888576
Longitude: -97.3415010162
TAD Map: 2048-440
MAPSCO: TAR-034R



Google Map or type unknown

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

PROPERTY DATA

Legal Description: VILLAGES OF CHISHOLM
RIDGE, TH Block 13 Lot 15

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
EAGLE MTN-SAGINAW ISD (918)

State Code: A
Year Built: 2010
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 41028783
Site Name: VILLAGES OF CHISHOLM RIDGE, TH-13-15
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,016
Percent Complete: 100%
Land Sqft^{*}: 4,610
Land Acres^{*}: 0.1058
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:
SHRESTHA NABIN DAS
SHRESTHA MISHA
Primary Owner Address:
7420 LAZY SPUR BLVD
FORT WORTH, TX 76131

Deed Date: 4/28/2023
Deed Volume:
Deed Page:
Instrument: [D223074745](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OPENDOOR PROPERTY TRUST I	5/27/2022	D222139923		
OPARA CHIENYEM	5/28/2010	D210132026	0000000	0000000
BEAZER HOMES TEXAS LP	5/21/2007	D207180044	0000000	0000000
S CHISHOLM RIDGE II LTD	1/1/2006	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	\$267,005	\$40,000	\$307,005	\$307,005
2024	\$267,005	\$40,000	\$307,005	\$307,005
2023	\$291,303	\$40,000	\$331,303	\$331,303
2022	\$223,384	\$23,000	\$246,384	\$234,142
2021	\$194,590	\$23,000	\$217,590	\$212,856
2020	\$179,788	\$23,000	\$202,788	\$193,505

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.